FOURTH ANNUAL REPORT

OF THE

FARM CREDIT ADMINISTRATION

1936

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FARM CREDIT ADMINISTRATION

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LETTER OF TRANSMITTAL

FARM CREDIT ADMINISTRATION,
Washington, February 27, 1937.

SIR: In accordance with the provisions of paragraph (3) of section 4 of the Agricultural Marketing Act, as amended, section 3 of the Federal Farm Loan Act, as amended, and the Executive order of March 27, 1933, creating the Farm Credit Administration, I have the honor to submit herewith my fourth annual report, covering operations for the year 1936.

Respectfully,

W. I. MYERS, *Gov*

The SPEAKER OF THE HOUSE OF REPRESENTATIVES.

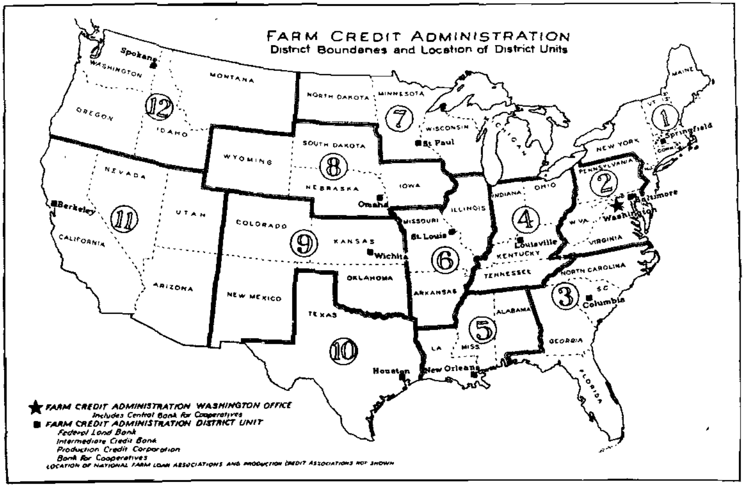

FIGURE 1.—FARM CREDIT ADMINISTRATION DISTRICT BOUNDARIES AND LOCATION OF DISTRICT UNITS.

The United States is divided into 12 farm credit districts, each of which is served by a complete organization for making loans to farmers and their cooperative associations.

SUMMARY

THE year 1936 saw the Farm Credit Administration operating under two favoring circumstances. One, quite outside its own initiative, was the very definite turn of the Nation's agriculture away from the distressed conditions of the past 6 years. The second, following logically upon the first factor and in a large sense the result of 3 years' concentration upon emergency problems, was that for the first time since the Farm Credit Administration began to function it was left free to pursue the primary, long-view purpose for which it was designed.

Following the interest of its stockholder-borrowers, the Farm Credit Administration devoted the year 1936 chiefly to realining its position to bettered national circumstances, to refining and simplifying methods of procedure, building more solidly its relationships with stockholders, and assisting them in assuming greater responsibility in the operation of the several credit units in which they have a financial as well as a community interest.

A YEAR OF CONSOLIDATING

Not since May 27, 1933, when the enabling Executive order of the President came into force and the Farm Credit Administration was organized, had it been free to follow its permanent objective with singleness of purpose and undivided attention. This is to provide a complete and permanent system of agricultural credit to meet every need of farm and range, under cooperative principles and upon a sound business basis.

Its first 3 years were devoted to salvaging and building; 1936 was a year of consolidating. Emergency work, which had been so compelling from 1933 through to the end of 1935, had been resolved to loans made by the Land Bank Commissioner; extensions, deferments, and interest reductions on such loans in drought areas; and to the administration of congressional grants for seed and feed loans.

Agriculture Wins Back From the Depression

Certain aspects of the agricultural situation developing during the past year have reason to be incorporated in this report inasmuch as they have a bearing upon farmers' increased ability to buy and

utilize credit; and so give a background to the altered activities of the Farm Credit Administration's several units.

Chief element in the improved condition of agriculture through 1936 was the large increase in farmers' cash income. The Department of Agriculture's Bureau of Agricultural Economics estimates the gross farm income for 1936 at $9,530,000,000. This is the highest figure since 1929 and may be compared with $5,337,000,000, which represents the 1932 trough of the depression.

At the end of the harvest season last autumn the price index for all farm products stood around 125, compared with 65 in 1932. With such staples as butterfat, potatoes, wheat, and corn, prices in November were from 11 to 68 percent higher than those obtaining at a comparable time in 1935. The prices of some farm staples were as high or higher than they had been in 1929.

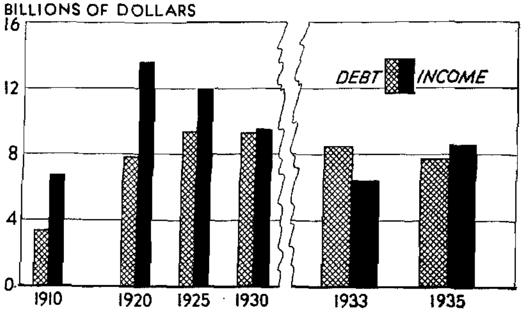

FIGURE 2.

THE TOTAL FARM MORTGAGE DEBT COMPARED TO GROSS INCOME.

The total farm mortgage debt has declined and the gross farm income has increased to the point where it is greater than the debt.

FARMERS' PURCHASING POWER INCREASED

The ratio of prices received by farmers to prices paid by them for commodities used in living and production—including the price paid for credit—indicates favorable elements in the continued increasing purchasing power of the farmer's dollar. Using the years 1910–14 as a base (100 percent) the index figure of this ratio for September 1936 was 98—an 80-percent increase over that for the same month in 1932 and a gain of 14 percent over the ratio indicated for September 1935. The purchasing power of the 1936 net farm income exceeds that of the 1929 income and is higher than that of any of the past 13 years.

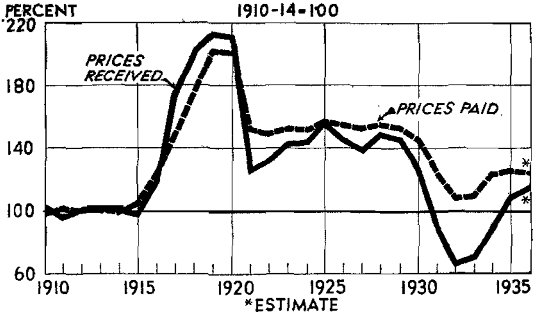

FIGURE 3.

PRICE RECEIVED BY FARMERS AND PRICES PAID BY FARMERS.

During the last 4 years prices received for farm products have risen faster than the prices of products farmers buy, so they are now practically in the same relationship as they were in 1910-14.

charges against the farm which, in turn, adds substantial sums to the credit side of the ledger. The total tax bill against farm real estate, which was $565,000,000 in 1929 and $365,000,000 in 1935, showed the first slight increase in 1936, being estimated at from 2 to 4 percent above the latter figure. From 1913 to 1929 the tax curve had mounted to a peak representing an increase of 141 percent. At that peak an average tax of $1.27 per acre obtained through the East North Central States; in New Jersey farm real estate taxes averaged $2.80 per acre; in Massachusetts the average in 1929 was $2.20. Since the drastic fall of farm income beginning in 1929 the tax burden has steadily diminished. Between 1929 and 1934 the decrease in taxes throughout the United States averaged 36 percent per acre.

INTEREST RATES REDUCED

Another 1936 advantage to fixed charges against farm real estate was the saving to mortgaged farmers due to lower interest rates which—in the instance of borrowers from the 12 Federal land banks—represented an advantage continuing from the year before. Inasmuch as loans made by these banks in their own behalf and as agents for the Land Bank Commissioner represented at the end of the year between 35 and 40 percent of all farm mortgage debt outstanding, more than one-third of the country's mortgaged farmers profited both by the land banks' temporary rate of 3½ percent for all but direct borrowers from the banks and by the 5 percent interest charged on

An estimated saving of $70,917,000 on this interest item for 1936 represents the difference paid by borrowers before and after refinancing through the Farm Credit Administration. The average interest rate on debts thus refinanced was 6.3 percent; land bank borrowers securing loans through national farm loan associations paid 3½ percent over the past year; holders of Commissioner loans paid 5 percent. Annual saving through refinancing was $38,000,000 in 1936; added to that were savings aggregating $32,917,000 due to temporary reduction of interest rate to 3½ percent on land bank loans.

The competitive influence of the land banks in the field of long-term farm credit and of production credit associations in crop-and-livestock production activities has resulted in saving on interest payments to borrowers from commercial banks, insurance companies, and private lenders both on new loans and those renewed. Also, for the same reason, many readjustments of interest rates on existing loans have been made.

Farm Realty Values Rise

Increase in farm income enhanced purchasing power, reduction in fixed charges: These favoring circumstances have been reflected in the farm real estate field; though there is a time lag in the response by realty values to improved farm income. Increased activity in voluntary transfers of farm real estate, first shown late in 1934, continued through 1936. Fortunately there was no boom aspect attaching to this quickening of interest in the purchase of farm properties; upturn in values maintained a moderately close relation to farm income and in no way evidenced speculative building upon anticipated values of farm output. The United States Department of Agriculture is authority for the statement that for 12 months ending March 15, 1936, 24 farms per thousand were transferred through voluntary sale or trade, compared with 19.4 farms per thousand over the previous 12-month period.

Supplementing that report is evidence of increasing sales of properties in temporary possession of the 12 Federal land banks. Further indication of an upward curve in farm sales is drawn from the increase of land bank and Commissioner loans made for the purpose of buying farms. Report on this phase will be found later in this summary.

Emergency Financing Diminishes

As indicated in succeeding paragraphs, a marked falling off in all types of emergency credit extension during the year just closed was another certain evidence of the disappearance of the financial stress marking the years 1929–35. A positive side of the picture was presented by the 1936 activities of the banks for cooperatives, the intermediate credit banks, and the production credit associations. A

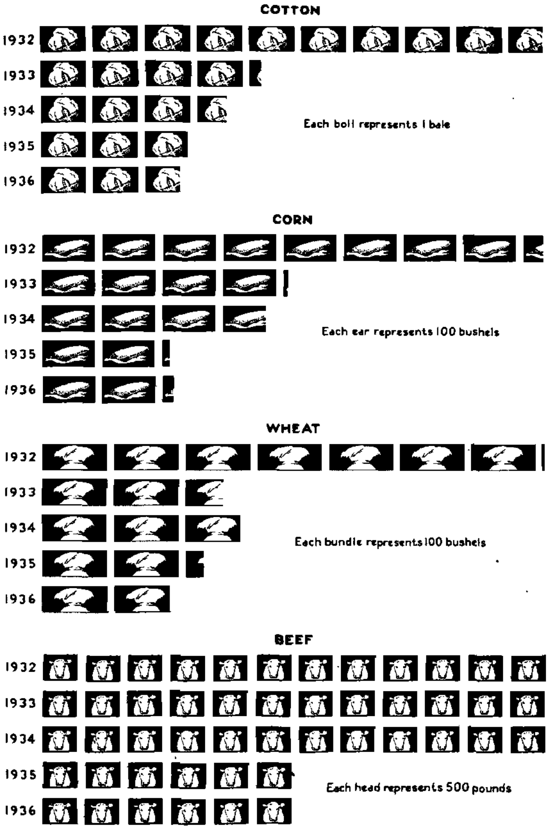

FIGURE 4.

The chart shows the comparative quantities of farm staples needed to pay interest on a $5,000 Federal land-bank loan for the years 1932 through 1936. Comparing 1936 with 1932, it took a much smaller quantity of cotton, wheat, corn, or beef to pay the interest on a land bank loan.

marked increase in the volume of business done indicated improvement in agricultural conditions as well as in the credit rating of cooperatives and individual producers alike.

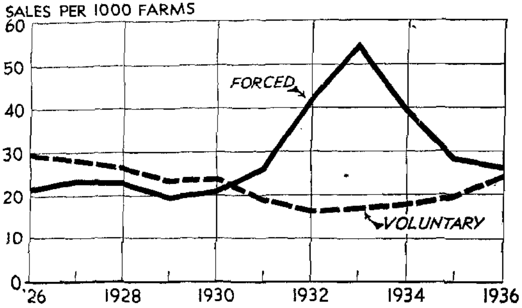

FIGURE 5.

VOLUNTARY AND FORCED SALES OF FARMS.

Forced sales have declined sharply while voluntary sales have increased recently, due to improved farm prices and adequate credit facilities.

FEDERAL LAND BANKS

The business of the 12 Federal land banks for the year 1936 continued to show a marked decrease from that of the year before; even as the volume of loans closed in 1935 indicated a lessening of the pressing need for refinancing which reached its height in 1934. The number of applications for mortgage loans—for all purposes—dropped from 162,968 during 1935 to 84,030 received up to December 31, 1936. Land bank loans closed during 1936 totaled 26,362 representing a volume of $109,170,000. In 1935, 58,968 loans for $248,671,000 represented the year's transactions. Acting as agents for the Land Bank Commissioner, the banks closed 38,929 loans for $77,258,000 last year.

A measure of how completely the banks' emergency refinancing task of 1933, 1934, and part of the year 1935 has passed into the category of things accomplished may be had by comparison. The peak month in the depression period of refinancing farmers threatened with foreclosure—March 1934—registered a volume of Federal land bank loans closed of over $89,346,000 (this exclusive of Commissioner loans closed the same month). During the first 9 months of 1936 the total of land bank loans closed was only $89,664,000.

On December 31, 1936, the aggregate of all first mortgage loans outstanding with the 12 Federal land banks was $2,064,158,000.

Principal Payments Increase

Though devastating drought exacted its toll over large sections of agrarian United States during the past year, the fundamental soundness of the Farm Credit Administration's structure was demonstrated by the circumstance that throughout the country as a whole there was an increase in principal payments upon loans. This occurred notwithstanding the stipulation of the Farm Credit Act of 1935 that principal payments on all land bank loans outstanding June 3, 1935, need not be met until July 11, 1938, if the loans are otherwise in good standing.

For the year 1936 the total of principal payments was $32,609,000; the year previous it amounted to $27,275,000. The 1936 collections on principal may be compared with a total of $46,432,000 which would have matured had it not been for the deferment privilege.

Improvement in Collections

Here again the marked improvement in agriculture—despite disaster in wide sections—had its reflection in a higher percentage of collections on matured installments and installments extended. On December 31, 1936, all matured installments had been paid in full by borrowers on 495,959 land bank loans; this represented 77.5 percent of the 639,828 outstanding loans. The year before percentage of collections stood at 72.7 on 643,803 outstanding loans; and the end of 1934 saw collections at 66.3 percent.

Pursuing their policy of granting all reasonable leeway to worthy borrowers who are doing their best—despite adverse conditions—to meet their obligations and live up to the covenants in the mortgage contract, during the past year the 12 Federal land banks granted 33,368 extensions aggregating $11,084,000. The previous year the number of extensions had been 50,633 and the amount represented $22,658,000.

Sales of Farms

The general upswing of interest in farm lands was reflected in sales of farm real estate which has come into the hands of the banks. During the past year they disposed of 15,013 farms and parts of farms for $35,228,000. In 1935, 9,712 parcels of farm realty were disposed of for $28,136,000.

Financial Highlights

During 1936 consolidated Federal land bank bonds were sold in the investment market in the total amount of $363,000,000; proceeds were used both for refunding prior issues and to supply loanable funds. All bonds issued carried an interest rate of 3 percent.

Total outstanding capital stock of the 12 Federal land banks was

loan associations possessed $110,994,000; direct borrowers from the banks and borrowers through agents owned $3,493,000; the United States Government was possessor of the remainder—$124,066,000. It is noteworthy that national farm loan associations now are credited with possession of 46.5 percent of all the land banks' outstanding capital stock. The paid-in surplus of the 12 banks was $128,016,000, December 31, 1936, this representing further Government investment.

Total amount of capital stock, paid-in surplus, and surplus reserves, including the legal reserve of the banks on December 31, 1936, equaled 21.1 percent of the par value of their farm loan bonds outstanding.

NATIONAL FARM LOAN ASSOCIATIONS

With the pressure of emergency refinancing relaxed, the cooperative member associations in the field and the 12 Federal land banks have been able to make a united effort looking toward strengthening these associations and placing added responsibility for their operating policies with them—where it belongs. Preliminary experimentation has demonstrated that, once a national farm loan association restores itself to the position of an active, alert corporation serving its members with long-term credit cooperatively, with it—rather than with the land bank serving it—naturally lies the servicing of all outstanding loans.

To make it possible for the associations to do this a compensation plan has been evolved whereby the banks make allowances to associations desiring to accept the new policy sufficient to permit the organizations in the field to meet the increased necessary operating expenses. Extension of the new plan necessarily involves many consolidations of associations or in many instances grouping associations under a single competent secretary-treasurer, the better to function in loan servicing. Under the grouping plan each association retains its own board of directors. Already group managements involving 3,363 national farm loan associations have established themselves either by action of the board of directors or by vote of the members.

A salutary indication of the associations' increasing realization of their cooperative position in the land bank system was offered by the attendance upon annual stockholders' meetings early in the year passed. Approximately 115,000 attended these gatherings all over the country; more than 92,000 of this number were member-borrowers and represented 16 percent of the total membership.

LAND BANK COMMISSIONER LOANS

Under authority of the Emergency Farm Mortgage Act of 1933, as

1936 to act as agents for the Land Bank Commissioner in closing long-term farm mortgage loans to be devoted to the same purposes as land bank loans. Unless amendatory act of Congress intervenes, this type of loan—on first and second mortgages—will be continued until February 1, 1940, such loans being made from the funds of the Federal Farm Mortgage Corporation.

As agents for the Land Bank Commissioner the Federal land banks closed 38,929 loans of this type during 1936 for a total sum of $77,258,000. This represented a falling off from the number of loans closed in 1935 of 57.2 percent; for in that year disbursement of $196,395,000 was made upon 91,000 loans closed. Of the volume of commissioner loans closed during 1936, $28,255,000 was the total of first mortgage loans and $49,003,000 represented second mortgage loans.

Collections

On Commissioner loans collections of matured interest during the year amounted to $35,899,000, or 77.3 percent of the total due. As with many land bank loans, a material sum was paid during the year on principal (though such portions of the amortized payments are not required during the first 3 years of the life of the loan); these principal payments, together with payments in full liquidating loans, built up a total for the year of $24,563,000.

FEDERAL FARM MORTGAGE CORPORATION

The Federal Farm Mortgage Corporation was established by act of Congress, approved January 31, 1934, to meet an urgent demand for credit which could not be provided by the 12 Federal land banks. A $200,000,000 fund allotted the Land Bank Commissioner by the Emergency Farm Mortgage Act of 1933 became the entire capital stock of the wholly Government-owned Federal Farm Mortgage Corporation. It was empowered to issue and have outstanding bonds guaranteed by the Government, both as to principal and interest, in the amount of $2,000,000,000.

These funds were provided for a double purpose: To aid the Federal land banks—through purchase of their bonds or exchange of the Corporation's bonds for the banks' bonds—in their heavy task of refinancing long-term mortgage loans; and to afford farmer-borrowers an additional source of loan funds and facilities by financing Commissioner loans. As of December 31, 1936, the Federal Farm Mortgage Corporation had issued $1,631,552,000 of its bonds of which $209,367,500 had been retired. On this date outstanding Land Bank Commissioner loans totaled $836,778,000. Land bank bonds held by the Corporation through purchase or exchange totaled $761,130,000 on the same date.

Farm Purchase Loans

A notable feature for 1936 of the functioning of Commissioner loans was the increasing number made—wholly or in large part—for the purpose of buying farms. In this the land banks themselves shared largely, inasmuch as a majority of such loans were made jointly by the banks and the Land Bank Commissioner.

Passing of the depression, together with a revival of confidence in the ability of the land to produce better than a minimum standard of living, gave double impetus to tenant farmers and young men who had been reared on farms to make their start as owner-operators through utilizing a farm purchase mortgage.

In 1936 the 12 Federal land banks and Commissioner extended credit in the approximate amount of $51,500,000 to assist in financing the purchase of 20,700 farms.

FEDERAL INTERMEDIATE CREDIT BANKS

During 1936 the 12 Federal intermediate credit banks were enabled to continue the previous year's noteworthy service to agriculture. Favorable conditions in the financial markets permitted the sale of the banks' consolidated debentures on the lowest interest cost basis since their organization, thus making it possible for them to maintain a 2-percent discount rate in the continental United States. This rate, which went into effect May 16, 1934, since then has continued without change.

Since this rate operates to control the rates of interest charged farmer borrowers whose loans are rediscounted with the credit banks and constitutes the lending rate on loans made directly by the banks to farmers' cooperative associations, low-cost agricultural and livestock credit is the result. The total volume of debentures issued during the year amounted to $246,560,000. Debentures outstanding at the end of the year were $143,950,000. All debentures issued during the year as well as those outstanding at the end of the year were of the consolidated type, for which all 12 banks are jointly and severally liable. The last of the debentures issued formerly by the individual banks matured and were retired on September 15, 1936.

Volume of Business

Loans and discounts of the Federal intermediate credit banks during 1936 totaled $381,661,000, compared with $414,156,000 for 1935. Of the total volume of business for the past year, loans to and discounts for financing institutions amounted to $347,634,000, or 91.1 percent of the total volume. Loans made directly to cooperative associations totaled $3,755,000, or 1 percent, and loans to such associations discounted for the banks for cooperatives aggregated $30,272,000, or 7.9

As in the preceding year, the major expansion in the Federal intermediate credit banks' operations originated with the production credit associations. Loans to and discounts for these associations in 1936 totaled $241,428,000, compared with $210,670,000 for the year previous and $110,161,000 in 1934.

Expense Reductions

Further progress was made during the year in the refinement of procedures, with the result that expenses of the 12 banks, including the cost of examination of the banks, were reduced $326,000 below those for 1935.

After charge-offs and adjustment of valuation reserves, net earnings of the Federal intermediate credit banks for 1936 amounted to $2,424,000. These earnings were transferred to the banks' respective surplus accounts. From their organization to December 31, 1936, the net amount of loans and discounts charged off—including provision for estimated losses—was thirty-eight one-hundredths of 1 percent of the credit extended during that period, which aggregated $3,115,056,000.

PRODUCTION CREDIT ASSOCIATIONS

The volume of business done by the 551 production credit associations over the year 1936 registered a marked advance over that of the prior year. Loans closed during the year totaled $228,090,000 compared with $196,306,000 disbursed in 1935. On December 31, 1936, approximately $105,212,000 of loans were outstanding; on the same day a year earlier, $94,096,000 registered the volume of outstanding loans. A new month-end peak in outstanding loans was reached when, on July 1, the volume of such loans amounted to $140,982,000.

Class B Stock Held by Members

The amount of class B stock held by farmer-borrowers in production credit associations increased appreciably over last year. On December 31, 1936, approximately 239,000 members owned stock in the par value of $10,754,000. At the same time last year class B stock in the hands of 213,000 members represented a total value of $8,438,000. The amount of class A capital stock of production credit associations owned by production credit corporations declined from $77,017,000 to $75,090,000 during 1936. The proportion of capital stock owned by farmer-borrowers rose from 9.9 percent in the previous year to 12.5 percent for the year ending December 31, 1936. It is noteworthy that of the class B stock outstanding only $317,350 was impaired to the total amount of $242,800, though the 1936 volume of business was $228,090,000.

Operations Simplified

A long step forward in perfecting details of operations on the part of the production credit associations was taken during the past year.

In eight districts of the Farm Credit Administration representatives from the Production Credit Division in Washington and of the respective production credit corporations in the districts completed surveys of the associations' operations. Results of these surveys appeared in concrete terms of reduction in the length of time required to close loans as well as in the expense of association management, greater efficiency in operation, and increased convenience to borrowers. Progress was made in the simplification of procedure in handling applications and obtaining title search.

Credit Classification of Loans

A thorough credit examination of all the associations during the year resulted in a standard credit classification of loans designed to indicate the degree of supervision and attention deemed necessary for each loan under review to assure its repayment. These credit reports formed the basis for the establishment of appropriate reserves for possible losses.

Another successful innovation was the holding of 78 regional meetings of associations' directors and secretary-treasurers. In each instance representatives of the Corporation were present at these meetings where procedures and opportunities for improvement were discussed in detail.

At the 1936 annual meetings of stockholders, approximately 87,000 were in attendance. These annual meetings are held for the purpose of electing directors and officers of the associations and to give members opportunity to hear a complete review of the operations of their credit organization for the year. By their votes members also help formulate policies for the coming year.

BANKS FOR COOPERATIVES

The Central Bank for Cooperatives in Washington, D. C., and the 12 district banks of like character—1 in each Farm Credit Administration district—continued during 1936 expanding their credit service to cooperative marketing and purchasing agricultural associations and farm service business associations, such as mutual insurance and water companies and farmers' land terracing cooperatives. With the passage of the Farm Credit Act of 1935 making it possible for these institutions to extend credit to cooperatives on the security of commodities in storage and at a rate of interest as low as that offered by the Federal intermediate credit banks, an impetus was given to their volume of business which has been accelerated over the past year.

Their volume of advances on commitments increased from $66,348,000 in 1935 to $81,294,000 in 1936. Of this sum the Central Bank in Washington was credited with $34,778,000; the remainder stood on the books of the other 12 financing institutions. From dates

of organization in 1933 to December 31, 1936, the 13 banks advanced $215,158,000, of which $145,249,000, or 67.5 percent, had been repaid. At the latter date 1,382 cooperatives had loans outstanding with the banks in a total of $69,647,000. Total delinquencies—in contrast with this volume of business—amounted to $705,000.

Borrowing cooperatives' participation in the stockholding of the 13 banks amounted to $2,809,000 at the end of the year. Ten of the twelve district banks for cooperatives held stockholders' meetings or cooperative conferences during 1936.

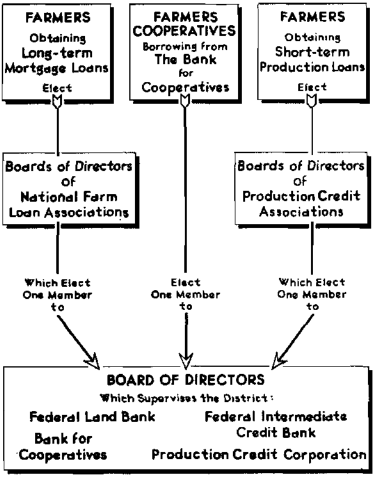

FIGURE 6.

FARMERS SHARE IN THE CONTROL OF THEIR COOPERATIVE CREDIT SYSTEM.

EMERGENCY CROP AND FEED LOANS

An Executive order of the President authorized disbursements in 1936 (from congressionally appropriated funds) of this type of short-term credit to farmers and livestock men to whom all other credit sources were closed; these loans being devoted to the financing of land fallowing, production and harvesting of crops, and the purchase and production of feed for livestock. Because of conditions favoring planting of winter wheat following the widespread drought of midsummer, exception was made in existing regulations setting $200 as

the maximum to be loaned to any individual; loans up to $400 were made to farmers desiring to sow this type of grain.

Number and Amount of Loans

Since emergency crop and feed loans first came under the Farm Credit Administration's province in 1933 the number of such loans disbursed over the period 1933–36 has declined. During the past year 189,587 loans for $16,621,000 were made; the year prior to that $57,420,000 represented disbursements on 424,441 loans; in 1934 it was $37,892,000 on 445,188 loans. The amount outstanding on 1936 loans at the close of the year was $7,935,000; $3,669,000, or 46.2 percent, of this represented winter wheat loans which will not mature until the summer of 1937. Delinquencies on repayment of all loans—1921–36—stood at $100,065,000 December 31, 1936, or 33.2 percent of the total.

Reasons for the progressive decrease in the past few years' record of number and volume of seed and feed loans closed lie both in improved agricultural conditions and in a consistently pursued policy which gives preference to farmers whose cash requirements are small and which declines to extend further credit to borrowers who have not shown good faith in liquidating former loans, either through unauthorized use of loan proceeds or by failure to repay when able to do so. Loans are granted as a means of returning the borrower to a sound, self-supporting basis as soon as possible.

Collections

Collections on 1936 crop loans (other than those made for winter wheat planting, as indicated) showed a marked improvement over past years. At the end of the year $8,657,000, or 71.1 percent of the matured total loans, had been collected. In 1935 the collection percentage was 38; in 1934, 46.5.

Though the Farm Credit Administration did not participate in drought relief loans for 1936, offices of the Emergency Crop and Feed Loan Section continued the work of collections on the 1934–35 operations. Initial and supplemental loans amounted to $72,008,000, all of them maturing November 1, 1935. Collections on these loans totaled $11,611,000 on December 31, 1936.

OTHER FARM CREDIT ADMINISTRATION ACTIVITIES

Aside from the operations of the permanent credit organizations under the Farm Credit Administration and those of an emergency character, the past year has seen progress in the operation of several trusts assigned to its supervision. One of these is of a permanent character; the others are in progress of liquidation. The former may be considered first.

Federal Credit Unions

Under the Federal Credit Union Act, approved June 26, 1934, the Governor of the Farm Credit Administration was charged with the duty of chartering and supervising the operations of cooperative thrift and loan organizations under this name; these are designed to bring together wage earners having a common bond of occupation or social solidarity. The single purpose of a Federal credit union is to offer incentives to saving on the part of members and to provide a cooperative source of borrowing—for a provident or productive purpose—by members. The capital of such an association is drawn entirely from membership; none is supplied by the Government.

During 1936, 956 charters for establishment of Federal credit unions were granted, bringing the total number of Farm Credit Administration charters issued up to 1,862. All States in the Union, as well as the Territory of Hawaii, now are represented in the roster. The average size of individual savings accounts has grown from $11 for the first quarter of 1935, to $26 in the third quarter of 1936.

Organizations in Liquidation

An Executive order, effective May 27, 1933, transferred supervision of operations of the regional agricultural credit corporations from the Reconstruction Finance Corporation to the Farm Credit Administration; they were placed in orderly liquidation May 1, 1934, after the permanent production credit system had been organized to replace these strictly emergency short-term credit institutions. On May 1, 1934, outstanding loans of the 12 corporations—1 in each land bank district—amounted to $144,671,000; on the last day of last year this total had been reduced to $25,288,000 through liquidation of individual loans. The original paid-in capital stock of the corporations was $44,500,000. In 1935, $10,000,000 of this capital was repaid and in 1936, $19,500,000. Because of progress in liquidation it has been possible this past year to conduct the business of six of the regional offices from the central office in Washington.

Agricultural Marketing Act Revolving Fund

Administration of this fund of $500,000,000 authorized by the Agricultural Marketing Act of June 15, 1929, for use by the Federal Farm Board passed to the Farm Credit Administration upon its establishment. Following the creation of the banks for cooperatives, lending operations from this fund were curtailed, though outstanding loans continued to be serviced through the Cooperative Division. During 1936 repayments to the revolving fund aggregated $36,270,000. On December 31, 1936, $121,762,000 of loans were outstanding.

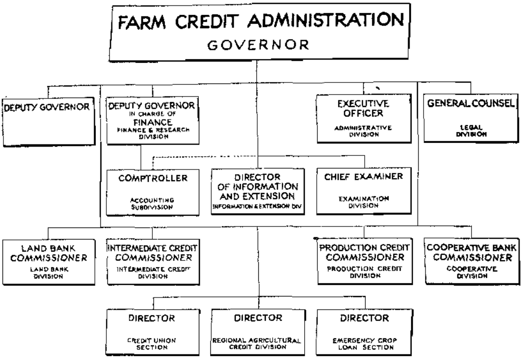

FIGURE 7.

THE WASHINGTON ORGANIZATION OF THE FARM CREDIT ADMINISTRATION.

The Washington organization is comprised of 10 divisions, each of which is assigned certain definite functions.

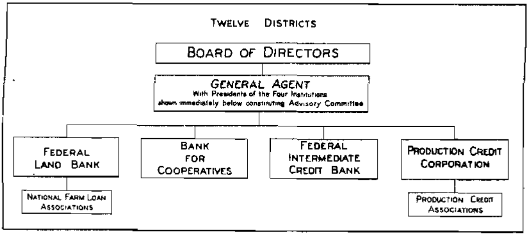

FIGURE 8.

THE DISTRICT ORGANIZATION OF THE FARM CREDIT ADMINISTRATION.

The activities and policies of the four district credit units are coordinated through the District Council, the Advisory Committee and the General Agent.

FOURTH ANNUAL REPORT

of the

FARM CREDIT ADMINISTRATION

THE Farm Credit Administration was brought into being by an Executive order of the President—No. 6084—submitted to Con-ress on March 27, 1933, and becoming effective May 27, 2 months ıter. The design of this Executive order was two-fold: To bring nder one organization all Federal agencies and instrumentalities con-erned with agricultural credit and, as far as practicable, to extend the rinciples of cooperative agricultural credit, successfully practiced for 6 years by the Federal land banks, to other agencies recommended ɔr establishment by subsequent legislation.

The theory under which the Farm Credit Administration was con-eived and which subsequently it has pursued in practice so far as its ermanent organizations are concerned is that this closely coordinated gricultural credit body must remain a cooperative alliance between ırmer-borrowers and the Government until such time as the stock in ıese units shall be entirely owned by the borrowers. The Govern-ıent supplies the requisite initial capital; the borrowers—whether as ıdividuals or grouped in agricultural cooperatives—participate in ıis capital structure. It is both the theory and practice that this ɔoperative principle should operate not only between Government nd borrower but also as between one borrower and another, each ıaring a mutual responsibility for the benefit of all.

ADMINISTRATION OF THE SYSTEM

For executive and administrative purposes the existing 12 Federal ınd bank districts throughout the continental United States have əen retained as regional divisions of the Farm Credit Administra-on. (The central executive offices of this organization established ; Washington will be treated later in this report.) In each district assembled at one central city, and—in all instances but one—in ıe same building, the Federal land bank, the Federal intermediate edit bank, the production credit corporation, and a bank for co-ɔeratives—a Central Bank for Cooperatives extending credit to gional or national cooperatives is located in the Washington office. ffices of emergency crop and feed loan organizations, with some 3 :ceptions, also are established in these 12 regional executive centers.

Directors

In order that the regional operations of the permanent credit institutions may be correlated as parts of a single unit an identical board of directors is responsible for the management of each of the four district agencies. The directors of the Federal land bank in each district are, ex-officio, directors also of the Federal intermediate credit bank, the production credit corporation, and the bank for cooperatives in the same area.

The board of directors numbers 7 members. Three are designated as local directors, three district directors, and one is a director at large. One local director is elected by the national farm loan associations and borrowers through agencies. Borrowers from the bank for cooperatives and from production credit associations in the district also elect, respectively, one local director. The Governor of the Farm Credit Administration appoints the three district directors, of whom one must be a borrower from the Federal land bank and two representing the public interest. The director at large also is appointed by the Governor of the Farm Credit Administration. The term of office of each director is 3 years.

In the year 1936 members of the national farm loan associations in each district elected a director to represent them on the 12 boards of directors in the districts, and 1 district director was appointed by the Governor of the Farm Credit Administration.

The General Agent

On nomination by the Governor of the Farm Credit Administration, the council in each district, comprising the members of the common boards of directors, appoint a general agent for the district. He is primarily a coordinating officer, whose duty it is to develop and maintain a careful integration of policy as among the four permanent units in his district and, through his staff, to perform various administrative services for them, thus eliminating the expense of individual staff operations on the part of each. The general agent also acts as a liason officer between the Governor of the Farm Credit Administration and the executives of the credit units in each district.

The general agent serves as chairman of an advisory committee of the presidents and of the four credit institutions. Through frequent meetings this committee acts further to correlate the activities of the several units.

During 1936 the general agents and the advisory committees in the 12 districts laid special emphasis upon informational work for the benefit of borrowers from the several institutions and their associate organizations in the field. This was in line with the admonition given by the Federal Farm Loan Act of 1916 establishing the 12 Federal

and banks which was that every effort should be made to instruct ›otential and active borrowers alike in the cooperative system of arm credit and how to avail themselves of credit offered.

Another important administrative act on the part of the general gents and the advisory committees initiated in 1936 was the establishment of an internal audit system, which is conducted continuously y the district comptroller for the four permanent credit units in each listrict. This is to supplement the semiannual examinations by Farm Credit Administration examiners from Washington and serves o cut down the expense entailed by those examinations. The genral agent's staff comprises a general counsel, comptroller and general udit crew, personnel officer, purchasing agent, information agent, and eld coordinator.

The Order of This Report

At the time the Farm Credit Administration was established several lready existing emergency credit institutions came under its province. Still others whose functions were supplanted by permanent institutions created by subsequent acts of Congress also were brought under he Farm Credit Administration; the same legislation indicated the iquidation of these latter organizations inasmuch as they had served heir purpose, and their functions were transferred to permanent redit agencies.

For the purpose of clarity this report classifies all institutions, gencies, and credit funds within the purview of the Farm Credit Administration's authority into three groups: (*a*) Those established s permanent units of a complete and coordinated farm credit system; (*b*) those born of the emergency but which are still in operation; nd (*c*) those in process of liquidation. Consideration of the permaent units follows first:

FEDERAL LAND BANKS

The 12 Federal land banks were established in 1917 under authority f the Federal Farm Loan Act. They are permanent institutions esigned to provide long-term farm mortgage credit for agriculture t rates of interest in keeping with the cost of borrowed funds plus margin for operating expenses.

Applications

Since August 23, 1933, the Federal land banks have acted as agents f the Land Bank Commissioner as well as for themselves in the andling of applications for farm mortgage loans. During 1936, 4,030 applications in the amount of $375,504,853 were received or einstated by the Federal land banks, compared with 162,968 appliations for $811,081,485 in 1935 and 402,829 for $2,043,653,392 in

1934. From May 1, 1933, to December 31, 1936, 1,152,297 applications for $5,295,137,133 were received.

During 1936, 92,590 applications for $421,892,763 were either withdrawn by the applicants or approved or rejected by the banks acting for themselves and as agents of the Land Bank Commissioner. Thus, the number of applications disposed of during the year exceeded receipts, and the number not acted upon was reduced from 15,602 on January 1, 1936, to 7,042 on December 31, 1936. The following table shows the receipts and disposition of applications during 1936:

Receipt and disposition of applications during 1936

Status or action	Number	Amount
Balance not acted upon Jan. 1, 1936	15,602	$77,991,040
Received during 1936	84,030	375,504,853
Total	99,632	$453,495,893
Disposition during 1936:		
Rejected by banks or withdrawn by borrowers before approval	37,245	138,089,057
Approved for loans	55,345	226,081,905
Amount of reductions by banks		57,721,801
Total	92,590	$421,892,763
Balance not acted upon Dec. 31, 1936	7,042	$31,603,130

The number of applications received during 1936 was 84,030, as compared with 162,968 in 1935. The largest number received in any month during 1936 was 8,235 in April and the smallest number was 5,414 in February, the average number per month being 7,003. The banks were able to handle applications more promptly than was possible in 1935. Additional details as to the number and amount of applications received are given in tables 1 to 3 of the appendix.

Figure 9 shows the receipt and disposition of applications, by months, from May 1, 1933, to December 31, 1936.

The banks made every effort during the year to decrease the number of days required to close a loan after receipt of an application. Some of the steps which are necessary in closing a loan, such as the borrower's acceptance, furnishing abstracts, and creditors' agreements, are beyond the direct control of the banks. However, the average time required for closing a loan was reduced about 10 percent during the year.

During the year loans totaling $226,081,905 were approved by the Federal land banks, acting for themselves and as agents of the Land Bank Commissioner. Over the same period 65,291 land bank and Commissioner loans, amounting to $186,427,995, were closed and commitments for $102,649,420 were withdrawn or canceled after approval. The amount of loan commitments outstanding was

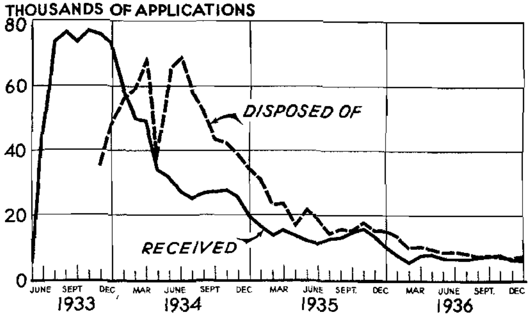

FIGURE 9.

RECEIPTS AND DISPOSALS OF MORTGAGE LOAN APPLICATIONS.

Since the flood of emergency applications ended, the Federal land banks have been able to handle the reduced volume of applications currently.

reduced from $110,153,570 on January 1, 1936, to $47,158,060 on December 31, 1936. Changes during the year in the amount of loan commitments outstanding are summarized in the following table:

Disposition of loan commitments during 1936

Item	Federal land banks	Land Bank Commissioner	Total
Commitments outstanding Jan. 1, 1936	$62,628,800	$47,524,770	$110,153,570
Loans approved during 1936	129,612,900	96,469,005	226,081,905
Total	$192,241,700	$143,993,775	$336,235,475
Disposition during 1936:			
Loans closed	109,170,200	77,257,795	186,427,995
Withdrawals and cancelations	55,736,600	46,912,820	102,649,420
Total	$164,906,800	$124,170,615	$289,077,415
Commitments outstanding Dec. 31, 1936	$27,334,900	$19,823,160	$47,158,060

Further details as to the number and amount of land bank and Commissioner loans closed are given in tables 1 to 3 of the appendix.

FEDERAL LAND BANK LOANS

The Federal land banks may make loans for their own account only on the security of first mortgages on farm land. They may not lend

in excess of 50 percent of the appraised normal value of the land mortgaged, plus 20 percent of the appraised value of the permanent insured improvements. Not more than $50,000 may be loaned to any one borrower and loans of more than $25,000 must be submitted to the Land Bank Commissioner for approval. Although previously individuals only had been eligible for loans, the Farm Credit Act of 1935 provided that land bank loans might be made under certain conditions to corporations engaged in raising livestock.

Purposes

Land bank loans may be made for the following purposes only: (*a* To purchase land for agricultural uses; (*b*) to buy equipment, fertilizers, and livestock necessary for the proper and reasonable operation of the mortgaged farm; (*c*) to provide buildings and for the improvement of farm land; (*d*) to liquidate indebtedness of the owner of the mortgaged land incurred for agricultural purposes or incurred prior to January 1, 1933; and (*e*) to provide the owner of the mortgaged land with funds for general agricultural uses. The number of applications for loans to purchase farms was much larger in 1936 than in 1935, showing an added interest in farm ownership.

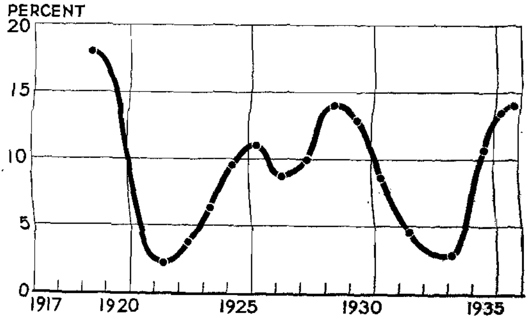

FIGURE 10.

FARM PURCHASE LOANS.

At present a larger percentage of the total loans being made through the Federal land banks is used by farmers and tenants to buy farms than at any time in the last 16 years.

During the year the Federal land banks made about 4,300 loans which involved the purchase of land. The total amount allocated to land purchase was approximately $14,800,000, or 13.6 percent of

ll land bank loans closed during 1936. In addition, the Land Bank Commissioner closed 6,100 loans which involved land purchase. The amount devoted to such use was $11,300,000, or 14.6 percent of the total Commissioner loans closed.

Interest Rates

Except with the approval of the Governor of the Farm Credit Administration, the interest rate on Federal land bank loans made through national farm loan associations may not exceed by more than 1 percent the interest rate on the farm loan bonds last issued by the bank. Due to the reduction in interest rate on consolidated Federal farm loan bonds, the banks reduced the interest rate on new loans made through national farm loan associations and since June 24, 1935, have made loans at 4 percent. In accordance with law, the interest rate on direct loans is fixed one-half of 1 percent higher than that on loans made through national farm loan associations.

As a result of the Emergency Farm Mortgage Act of 1933 and the Farm Credit Act of 1935, a temporary rate of 3½ percent was fixed for all interest on loans made through national farm loan associations maturing during the first half of the year. This temporary interest rate would have expired on June 30, 1936, but an act of Congress approved June 24, 1936, continued the 3½-percent rate to June 30, 1937. Under the law as amended land bank borrowers will resume on July 1, 1937, interest payments at the rate at which their loans were originally written. On direct loans the temporary rates were fixed one-half of 1 percent higher in each instance. During 1936 the temporary reductions amounted to $31,600,000 in interest savings to land bank borrowers. The banks are reimbursed for the amount of such interest reduction by the Secretary of the Treasury.

Volume

During 1936, 26,362 Federal land bank loans were closed, totaling $109,170,200, compared with 58,968 loans for $248,671,200 in 1935; 90,147 loans for $730,367,140 in 1934, and 38,568 loans, amounting to $151,634,111 in 1933. On December 31, 1936, 639,828 Federal land bank loans, amounting to $2,064,157,944 were outstanding. The number and amount of loans closed during each year and outstanding at the end of each year from 1917 to 1936 are given in table 5 of the appendix. The number and amount of loans closed during 1936 and outstanding at the end of the year, by States, appear in appendix, table 6. Figure 11 shows the amount of Federal land bank loans closed by years since the date of organization of the banks and the amount outstanding at the close of each year.

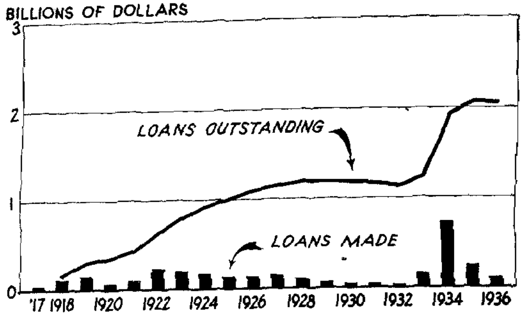

FIGURE 11.

LOANS MADE AND OUTSTANDING.

The volume of new loans made in 1936 by the Federal land banks was in line with the normal years previous to the depression. The volume of loans outstanding declined slightly.

COLLECTIONS

There has been considerable improvement in the collections of the Federal land banks, although certain widespread areas were affected adversely by extreme drought conditions. The improvement is partially indicated in the following table, which shows the status of Federal land bank loans as of December 31, 1935, and December 31, 1936:

Classification of mortgage loans outstanding Dec. 31, 1935 and 1936

Classification	Dec. 31, 1935		Dec. 31, 1936	
	Number of loans	Percent of total	Number of loans	Percent of total
Loans with all matured unpaid installments extended:				
Extensions not delinquent	29,657	4.6	48,438	7.6
Extensions delinquent	17,827	2.8	9,129	1.4
Loans with delinquent installments	128,567	19.9	86,302	13.5
Total	176,051	27.3	143,869	22.5
Loans with all matured installments paid in full by borrowers	467,752	72.7	495,959	77.5
Total	643,803	100.0	639,528	100.0

It will be noted from the foregoing table that there was a decrease of 4.8 percent in the number of delinquent and extended loans between December 31, 1935, and December 31, 1936, and an increase of 28,207 in the number of loans with all matured installments paid in full by borrowers. Although a portion of the decrease is accounted for by foreclosures and reamortizations, the above figures reflect an improved condition of loans, particularly in the light of drought conditions that prevailed during many months of the year.

While the provisions of the Farm Credit Act of 1935 stipulate that the payment of the principal portion of installments on each land bank loan outstanding on June 3, 1935, is not required prior to July 11, 1938, if the borrower is not in default with respect to any other condition or covenant of his loan, principal payments on land bank loans continued to increase during the year. They amounted to $32,608,969 for the year 1936 compared with $27,274,867 for 1935. In addition, 9,254 loans totaling $18,830,190 were paid in full compared with 7,012 loans for $14,715,366 during 1935.

Extensions

During the year the land banks continued to grant extensions in worthy cases where borrowers were unable to pay the amounts due. However, it was necessary to grant only 33,368 extensions aggregating $11,083,698 during 1936 compared with 50,633 extensions for $22,658,463 during 1935.

It is the policy of the banks to consider carefully each loan that becomes delinquent and in all cases to make an effort to work out a plan for placing the loan in current condition. Each case is considered on its merits. Wherever a borrower can pay it is expected that he will do so. In worthy cases where a borrower cannot pay because of adverse conditions entirely beyond his control and where other factors are satisfactory, it is the policy of the banks to grant extensions. It is also the practice of the Federal land banks not to dispossess any borrower who is doing his honest best to meet his obligations; is applying the proceeds of the farm—over and above his necessary living expenses—to the payment of his primary obligations; is taking proper care of the property; and has the capacity to work out of a reasonable burden of debt under normal conditions.

Real Estate

The Federal land banks have continued to make a special effort to dispose of acquired real estate, owned outright or subject to redemp-

The financial condition of the Federal land banks as of December 31, 1936, compared with the condition of the banks a year earlier, is shown in the following summary of principal assets and liabilities. A more detailed statement of condition appears as table 20, appendix.

Principal asset and liability items of the Federal land banks Dec. 31, 1935 and 1936

Item	Dec. 31, 1935	Dec. 31, 1936
ASSETS		
Mortgage loans	$2,070,611,654	$2,062,558,869
Extensions [1]	37,753,514	28,922,416
Delinquent installments [2]	17,628,159	9,256,313
Purchase money mortgages and contracts	54,141,806	68,985,526
Real estate and sheriffs' certificates	119,635,831	129,317,051
Loans called for foreclosure		27,551,178
Cash and Government securities	79,875,154	108,386,738
Due from Secretary of Treasury	12,591,503	18,373,923
Accrued interest receivable (not yet due)	30,896,939	30,430,310
Other assets	22,529,517	19,010,973
Total assets	2,445,664,077	2,502,794,297
LIABILITIES		
Farm loan bonds outstanding [3]	1,927,894,940	1,964,479,700
Notes payable	45,033,779	24,636,147
Total	1,972,928,719	1,989,115,847
Accrued interest payable (not yet due)	22,953,357	21,597,916
Deferred proceeds of loans	4,852,926	1,324,105
Other liabilities	27,383,763	23,808,789
Total	55,190,046	46,730,810
Valuation reserves	53,766,820	45,941,725
Deferred income	5,597,927	4,866,453
Insurance reserve, bank-owned farm improvements	27,621	292,717
Capital stock	235,991,204	238,553,350
Paid-in surplus	94,290,813	128,016,019
Legal reserve	27,513,625	35,381,340
Reserve for contingencies	357,242	13,896,036
Earned surplus		
Undivided profits		
Total	417,545,312	466,947,640
Total liabilities	2,445,664,077	2,502,794,297

[1] Represents gross unpaid principal on which some portion has matured and been granted formal extension.
[2] Partial payments deducted.
[3] Excludes called and matured bonds which are included in "Other liabilities."

The following table indicates the change which occurred in the farm loan bonds outstanding during the year:

Amount of consolidated and individual farm loan bonds issued and retired in 1936 and amounts outstanding Dec. 31, 1935, and 1936

Item	Individual farm loan bonds	Consolidated farm loan bonds	Total
Bonds outstanding Dec. 31, 1935	$536,744,340	$1,391,523,240	$1,928,267,580
Bonds issued during 1936		369,788,000	369,788,000
Bonds retired during 1936	331,070,240	2,330,900	333,401,140
Bonds outstanding, Dec. 31, 1936	205,674,100	1,758,980,340	1,964,654,440

The increase in bonds outstanding at the end of 1936 over those outstanding at the end of 1935 is accounted for by the issue, offered December 10, 1935, of $100,000,000 par value 3-percent consolidated farm loan bonds dated January 1, 1936, $38,000,000 of the proceeds being used for loans and other corporate purposes. All the other issues of consolidated bonds were used during the year for refunding purposes. These consolidated bonds all carried an interest rate of 3 percent.

Bond Issues

The issue of December 10, 1935, was offered at 98¾, to yield about 3.08 percent a year to maturity. On April 8, 1936, $180,000,000 of 3-percent consolidated farm loan bonds, dated May 1, 1936, were offered at 99½ to yield investors about 3.03 percent a year to maturity. On June 11, $83,000,000 par value of 3-percent consolidated farm

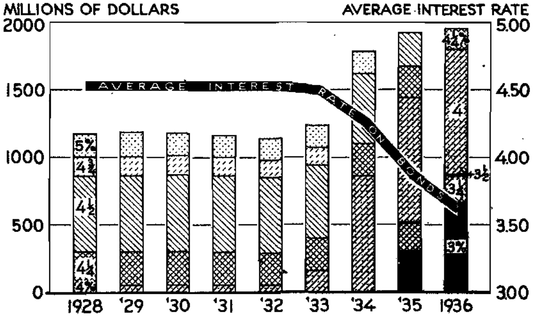

Figure 13.

Federal Land Bank Bonds Outstanding and the Average Interest Rate.

Refunding operations have replaced higher interest rate bonds with those bearing much lower rates, thus decreasing the average rate paid by the banks for borrowed funds.

loan bonds, dated January 1, 1936, were offered at 100¼ to yield about 2.97 percent a year to maturity. In all these cases, cash subscriptions exceeded the amount of the issue and a large majority of the holders of the called bonds elected to exchange them for the consolidated farm loan bonds.

The Federal land banks are jointly and severally liable for the payment of principal and interest on consolidated farm loan bonds. Neither consolidated bonds nor those issued individually by the banks are guaranteed in any way by the Federal Government. However, both types of bonds and the income derived from them are exempt from Federal, State, municipal, and local taxation.

In the collateral statement which appears in table 16 it is shown that collateral pledged as security by the Federal land banks for individual and consolidated farm loan bonds amounted to $2,072,298,521 on December 31, 1936, whereas bonds outstanding amounted to $1,971,126,760.

Notes payable to the Reconstruction Finance Corporation were reduced in the amount of $20,147,632 during the current year.

Capital

The total outstanding capital stock of the Federal land banks on December 31, 1936, was $238,553,350. Of this amount, national farm loan associations owned $110,994,430, or 46.53 percent and the United States Government owned $124,066,135, or 52 percent. Of the remainder $3,398,900 was owned by direct borrowers and $93,885 by borrowers through agents.

Under an amendment to the Federal Farm Loan Act, approved January 23, 1932, the Secretary of the Treasury, on behalf of the United States, subscribed for $125,000,000 of additional capital stock in the Federal land banks. It is to be retired in the same manner as the original stock except that 25 percent of the proceeds of stock subscribed by direct borrowers also is used to retire Government-owned stock.

Of this $125,000,000 of capital stock $14,933,865 had been retired as of December 31, 1936. The law provides that all repayments on account of such stock shall be held in the Treasury of the United States as a revolving fund from which further subscriptions to capital may be made. In 1936 an additional $14,000,000 of capital stock in the banks was resubscribed from the amounts which had been returned to the revolving fund. Appendix table 17 shows the amount of capital stock in each Federal land bank owned by the various classes of stockholders.

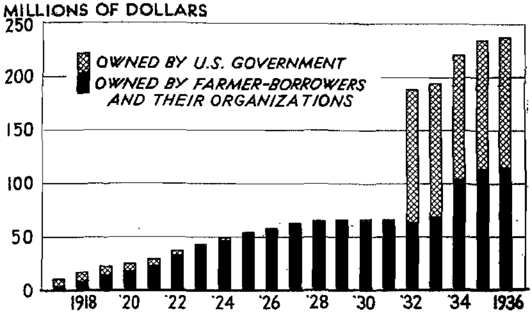

FIGURE 14.

OWNERSHIP OF FEDERAL LAND BANK STOCK.

While the Government increased its holdings of stock during the depression, farmers and their organizations have continued to increase their investment and now own nearly one-half the total capital.

PAID-IN SURPLUS AND RESERVES

The paid-in surplus, subscribed by the United States Government under the terms of extensions and deferments, increased by $33,725,206 from $94,290,813 on December 31, 1935, to $128,016,019 on December 31, 1936.

Valuation reserves decreased $7,825,095 during the year 1936, reflecting adjustments of reserves for delinquencies and extensions. These reserves were decreased because of the bettered condition of the assets, namely, a decrease in matured extensions and delinquent installments.

The legal reserve increased by $7,867,715 during the year and the reserve for contingencies was increased by $13,538,794. There was no earned surplus and undivided profits on December 31, 1936, as there had been none at the end of 1935. Total reserves, comprising valuation reserve, paid-in surplus, legal reserve, reserve for contingencies, earned surplus and undivided profits, amounted to $223,235,120 on December 31, 1936, as compared with $175,928,500 on December 31, 1935.

A consolidated profit and loss statement of the Federal land banks for the year 1936 appears as table 21, appendix. The following

condensed statement compares the earnings of the 2 years, 1935 and 1936:

Condensed consolidated profit and loss statement of Federal land banks

Item	1935	1936
Income from operations:		
Interest on loans	$107,606,118	$105,399,985
Other operating income	7,787,260	7,170,427
Other income	27,378,537	2,306,401
Gross income	142,771,915	114,876,813
Expense of operations:		
Interest on farm loan bonds	75,853,300	72,184,572
Operating expense	13,940,815	15,508,411
Other interest expense	2,464,247	1,224,817
Other deductions	6,702,136	12,377,599
Total expense of operations and other deductions	98,960,498	101,295,399
Net profit before adjusting valuation reserves	43,811,417	13,581,414
Valuation reserve adjustments	22,485,731	7,825,095
Transferred to undivided profits	21,325,686	21,406,509

Income on loans decreased $2,206,133 in 1936 from 1935, while operating expenses, including interest expense, were $3,340,563 less in 1936 than in 1935.

Personnel

The banks gradually reduced the personnel during the year from 7,832, the number of employees as of December 31, 1935, to 6,168 as of December 31, 1936. This reduction was possible because of a number of factors, including a decrease in the number of loan applications, transfer of responsibility to national farm loan associations, and increased efficiency of the personnel in the banks.

Appraisals

With the decline in loan applications, the number of land bank appraisers was decreased to 749 during the year. Of this number 649 were employed in the field force and 100 in the offices of the reviewing appraisers, the chief appraisers, and engineering appraisers in the various Federal land banks, and in the appraisal subdivision of the Farm Credit Administration in Washington. It is the purpose of the Farm Credit Administration to develop and maintain a group of appraisers well trained in sound appraisals and credit; the program of training appraisers in service—modified to meet new conditions and problems—continued to be a major supervisory

The reviewing appraisers and their assistants in each Federal land ank district periodically check the work of appraisers. In this way ıe reviewing appraiser is able to grade or judge the appraiser on the asis of his application of sound appraisal and credit principles and ıe thoroughness and quality of his work. Individual instruction is .ven when needed to aid the appraiser in maintaining a high standard : appraisal work. Land bank appraisers are included in the classi-əd civil service.

Appraisal Studies

During the year a planned series of appraisal studies, begun in 1935, as extended to a number of additional States. These studies of ›presentative farms, previously appraised, involve a careful deter-.ination of normal income and expenses under different types of .rming and the correlation of net returns with property values. The udies serve both as a check on appraisal work in general and as a ·undation for valuation of land in the different areas. They are ›signed to determine whether sound values are being established by ›praisers and if appraisals are being made on a basis permitting the ·eatest credit service—consistent with proper standards of lending— ı be extended to applicants.

The Farm Credit Act of 1935 authorized the consideration, in ·riving at the value of ranch land, of the earnings from leased public nd where such lease or permit is in the nature of a right adjunctive ı the fee-owned land and there is reasonable assurance of its con-nued availability. To provide a basis for the sound application of ıis principle studies have been started in the various range areas ı determine livestock carrying capacity and the earning power of .nch land, as well as the other factors which must be considered in :tending long-term credit on ranches.

Further studies were made in connection with specialized farms, cluding poultry farms, truck farms, potato farms and orchards. .udies have been made in 11 truck farm areas in as many States, ·ecial consideration being given to the relationship of each area to ıe industry as a whole.

Further refinements have been made in the estimated normal ·ices of farm commodities which enter into the determination of the ›rmal income of appraised farms. Regional variations in prices sulting from factors such as distance from market, type of markets, pe and quality of commodity produced, location within a surplus-deficit-producing area, have received particular attention.

Engineering divisions, connected with the appraisal departments of ı of the Federal land banks, carried on studies and investigations of .e physical factors of irrigation and drainage entering into debt-free .lues of land located in special improvement districts, the amount

and terms of the bonded debt or construction charges of such districts and their effect upon the success of the farming enterprise and the debt-paying ability of the farmers.

The bonded debt of some improvement districts has been refinanced by the Reconstruction Finance Corporation. In other districts additional improvements have been made or conditions have been changed so that the Federal land banks have found it necessary to keep their data on special improvement districts up to date in order that a correct basis may be maintained for determining loan policies for such districts.

Other lines of investigation by the engineering appraisers include the effect of floods on river valley lands, and of mine subsidence on overlying agricultural lands in coal fields.

In addition to making appraisals in connection with applications for loans, it is a function of land bank appraisers to make reappraisals of farms that have been acquired by the land banks. In reappraising an acquired farm the appraiser is expected to establish the recovery value, the normal market value, and the normal agricultural value of the property. The recovery and normal market values, as so established are used in determining the amount at which a farm may be carried as an asset on the books of the bank and serve as a guide to the bank in fixing its selling price for the property.

The reappraised normal agricultural value gives the bank—when financing the sale of the farm—a basis for determining the approximate amount of loan that may be made under the terms of the Federal Farm Loan Act to a purchaser of the property. Because of the importance of reappraisal work a special unit has been set up within the appraisal subdivision to supervise the work. This unit collaborates with the Federal land banks and field representatives of the Farm Credit Administration in studying the problems of the various districts and assists in formulating policies and procedure in connection with the reappraisal of acquired farm property.

NATIONAL FARM LOAN ASSOCIATIONS

National farm loan associations are chartered in accordance with the provisions of the Federal Farm Loan Act, as amended, and operate under the supervision of the Farm Credit Administration. The associations are cooperative credit organizations through which Federal land bank loans are normally made. They are composed of groups of farmers who organize and, by the assumption of certain mutual responsibilities, provide a means of obtaining long-term mortgage credit for their community. The farmer-borrower who obtains a Federal land bank loan through a national farm loan association subscribes for shares of stock in the association to the extent

of 5 percent of the amount of the loan, and the association in turn subscribes for an equal amount of the stock of the Federal land bank. The association endorses and thereby becomes liable for the payment of all mortgages given by its members to secure the loans obtained through the association from the Federal land bank. The borrower's stock is held as collateral security for the loan and the stock of the Federal land bank, subscribed for by the association, is pledged as collateral to secure the association's endorsement.

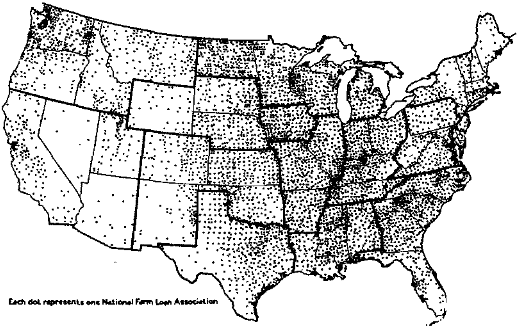

FIGURE 15.

LOCATION OF NATIONAL FARM LOAN ASSOCIATIONS.

Local national farm-loan associations make farm mortgage loans available to farmers *throughout the country on a cooperative basis.*

In the past year marked progress has been made in establishing the national farm loan associations on a sound, self-supporting basis in order that they might be strong enough to fulfill the purposes for which they have been created. In 1936, 31 national farm loan associations were chartered and the corporate existence of 87 associations was terminated. The total number of associations on December 31, 1936, was 4,978. The number by districts is given in table 22 of the appendix.

DIRECT LOANS

A Federal land bank may make direct loans to farmers upon the authorization of the Land Bank Commissioner in any locality where an association has not been formed or where the bank cannot accept

required to purchase capital stock of the Federal land bank in the amount of 5 percent of the loan granted and this stock is held by the bank as collateral security for the repayment of the loan.

The interest rate on direct loans is one-half of 1 percent higher than the rate charged on loans currently obtained from national farm loan associations. Subject to the approval of the Federal land bank and the Land Bank Commissioner, an association may be organized by 10 or more direct loan borrowers within a territory that might be conveniently served by an association, provided the amount of outstanding loans and other conditions justify this action.

If a direct loan borrower becomes a member of an association the interest rate on his loan is lowered one-half of 1 percent, beginning with his next regular installment date, provided the loan is in good standing. Where direct loans are made in the territory covered by an association from which the bank is at the time unable to accept applications and the bank later resumes the acceptance of applications, or where the direct borrower joins an association which becomes eligible to accept business in the territory, a similar reduction of interest rate may be obtained. When a direct loan borrower joins an association his stock in the Federal land bank is canceled at par and the bank issues an equal amount of stock in the name of the association. The association then issues to him capital stock in an amount equal to that which he previously owned in the bank.

It is the aim of the Farm Credit Administration to make available to direct loan borrowers the benefits of the lower interest rates which are obtainable through membership in local national farm loan associations. Some new associations consisting of direct loan borrowers have been organized. In many cases existing associations have become eligible to accept new business in territory where during recent years only direct loans have been made due to their impaired condition.

Rehabilitation of National Farm Loan Associations

During 1936 notable progress was made in developing a Nation-wide plan to reestablish the responsibility of national farm loan associations and strengthen their cooperative, financial, and operating features. In this respect it has been the purpose to provide a more effective source of credit to farmers and more adequately to service the loans of members. Since the association's officers should be intimately acquainted with the financial standing and the problems confronting association members, it is believed that the associations—which have endorsed loans for their members—are in a better position to service the loans. The progress made so far indicates that it will be entirely feasible in most areas to transfer to the associations responsibility for effective service of outstanding loans, thus bringing the whole farm loan system closer to the borrowers.

In advancing this association program plans have been worked out whereby allowances are made available to the associations by the banks to provide an income for those organizations in order that they may meet the necessary operating expenses of servicing loans and at the same time improve their financial condition. The number by districts is shown in table 22 of the appendix.

On December 31, 1936, 3,363 [1] associations representing 68 percent of the total associations chartered were operating under an allowances plan resolution, compared with 25 percent of the associations operating under such a plan on December 31, 1935.

These figures are illustrated by the following table showing the totals for all of the districts, classified as to the different types of operation:

Type of operation	Associations	*Offices*
Single allowances	740	740
Group management arrangements	2,623	649
Total	3,363	1,389

These plans are proposed by the banks only when it appears that they will work for the best interests of the farmer-borrowers and the acceptance or rejection of the plans rests entirely with the boards of directors of the respective associations.

In determining the allowances to be made available to a national farm loan association it is essential to ascertain the number of loans in a given area, the number of prospective loans, the probable income to the association from loan fees and other sources, and the expense necessary for the association properly to service the loans. After a study has been made of these factors, it has been found desirable in many cases to develop group management and consolidation projects. Such projects are developed with a view to eliminating overlapping of territories and establishing the association in local servicing units which cover logical trade areas in the interest of efficiency and economy of operation.

Group Management and Consolidation

Under a group management arrangement each association continues to function as a separate organization under the direction of its own board of directors. All the associations involved in the particular grouping arrangement select a single secretary-treasurer. A study of the territory is usually made in order that the boards of

[1] This figure includes all associations that have adopted the banks' plans of allowances, whether operating under the single allowance plan, group management arrangement, or coordination set-up.

directors of the associations involved may establish a joint office at a place which is conveniently accessible to the farmer-borrowers using the associations' facilities.

In many cases it has been possible to effect consolidation of two or more national farm loan associations, thus bringing these individual associations under one organization, with a single secretary-treasurer and a single board of directors.

It has also been possible in a number of cases to coordinate the activities of national farm loan associations and production credit associations, thereby providing farmers within a given area with a single local credit center through which long- and short-term credit is made available.

The purpose underlying all the plans for rehabilitating national farm loan associations, whether through allowances to single associations, group management projects, consolidation of associations, or coordination with production credit associations, is to place more responsibility and control in the hands of cooperative members.

Membership Relations

One of the responsibilities of the Farm Credit Administration under the terms of the Federal Farm Loan Act is the dissemination of information for the further instruction of farmers regarding the methods and principles of cooperative credit and organization. Special attention has been given during the year to the development and improvement of the cooperative features of the farm loan system. A Membership Relations Section was established in the Land Bank Division of the Farm Credit Administration to study the problem of promoting interest in the local cooperative groups of farmer-borrowers, to devise methods of making the control of these units by members more effective and to aid the Federal land banks in developing an effective membership relations program.

In the various districts four general types of meetings were held during the year. These meetings have made it possible for the banks and the local associations to discuss problems of mutual interest and have resulted in more effective working relationships.

Experience of successful farmer cooperatives has indicated that best results can be obtained only when the local membership is fully informed as to the financial condition, the problems and policies of the local associations and of the organization as a whole. One of the principal objectives of the Federal land banks and the Farm Credit Administration in the membership relations program has been to keep association members informed on the condition of the banks and to discuss with them their responsibilities as participants in the farm loan system. The various types of meetings may be described [illegible]

Annual Stockholders' Meetings

The national farm loan associations held annual stockholders' meetings for the purpose of electing officers, hearing reports and conducting their regular business. The associations were encouraged in most of the land bank districts to arrange the dates of their annual meetings so that only a limited number would be held on any one day in a district. This arrangement made it possible for representatives of the banks to attend the meetings upon request. The annual meetings of 2,160 national farm loan associations were attended by representatives of the banks. This number represented 43 percent of the total of associations; the attendance at the 2,160 meetings was 70 percent of total attendance at all meetings. Attendance at the annual meetings held in 1936 numbered 114,872, 92,282 being members, the remainder guests. Member attendance was 19.2 percent of the total membership. Severe cold weather and heavy snows which prevailed during the months when the meetings were held doubtless affected the attendance.

Directors' Meetings

In some of the land bank districts representatives of the banks were invited to attend meetings of the boards of directors of local associations. Ordinarily these were 1-day meetings for the purpose of analyzing and studying the problems of mutual interest to the association and the bank as well as the financial condition of the bank and of the association. It was the aim in each instance to develop a policy of procedure and management in the local cooperative association best adapted to local conditions. Careful consideration was given to delinquency on loans endorsed by the association, foreclosure of mortgages, and handling of bank owned real estate. This type of meeting resulted in a better understanding of the responsibilities of the local association and helped to establish more effective procedure in the servicing of loans.

Group Meetings

In some instances the Federal land banks arranged meetings for 1 or 2 days at convenient points in the district and invited all directors and officers of the national farm loan associations as well as secretary-treasurers to attend. The main purpose of these meetings was to give the bank an opportunity to report to the associations of stockholders on its stewardship of the affairs of the bank.

An analysis of the financial condition, the year's operating statement, and the bank's policies and problems was presented by these institutions' officers. Also, the business of the local associations was made a subject of round-table discussions in all instances. Such meetings wherever held were well attended and successful in developing interest and good will on the part of the association officers and directors.

Meetings at the Banks

In a few instances the Federal land banks invited officers of groups of associations to attend meetings held in the Federal land bank. Usually the presidents of national farm loan associations in a single State were brought together in a 2-day meeting. Such meetings gave the visitors opportunity to study the operations of the bank first hand and to discuss their problems with its officers. Reports of such meetings indicate the results were very satisfactory, both from the viewpoint of the banks and the officers of the local associations.

It has been the policy of all the Federal land banks and of the Farm Credit Administration to promote a closer relationship between the local units and the banks, to place more control of, and responsibility for, the activities of the national farm loan associations in the local cooperative associations, and to keep the membership of the associations as fully informed as possible on the business of the banks.

PRODUCTION CREDIT CORPORATIONS

The 12 production credit corporations, established under the provisions of the Farm Credit Act of 1933, have continued their supervisory activities over the 551 production credit associations during the year 1936. These corporations were established to assist in organizing and capitalizing, directing and supervising the operations of the production credit associations. The corporations themselves do not make loans. They merely act in a supervisory capacity in providing the necessary funds, in the first instance, for capitalizing production credit associations as they are established. The financing of the associations for loaning purposes is done by the 12 Federal intermediate credit banks through rediscounting the notes of the farmer-borrower members of associations, or may be done by lending to the associations on the security of such notes.

A production credit corporation operates in each of the 12 Farm Credit Administration districts and, as previously indicated, is located in the same city with the other 3 permanent units of the Farm Credit Administration.

Operations

The production credit corporations have been in operation for a period of more than 3 years. Their initial activities were devoted almost wholly to organizing production credit associations in their respective territories. With organization completed, efforts have since been devoted particularly to increasing the efficiency of the office management and procedure of these associations; assisting them in reducing the cost and rendering prompt and more competent service to borrowers; making credit analyses of loans; and in the further

development of an educational program to inform farmers and stockmen of the credit service available to them through production credit associations.

Capital

The outstanding capital stock of the 12 production credit corporations—$120,000,000—which is subscribed by the Governor of the Farm Credit Administration, and held by him on behalf of the United States Government, did not change during the calendar year 1936. The capital stock of the corporations ranges from $8,500,000 in the New Orleans, Omaha, and Houston districts to $13,500,000 in the Columbia, S. C., district. Dnring the year, however, the capital of the Production Credit Corporation of Springfield was increased by $500,000 and of the Production Credit Corporation of St. Paul by the same sum. The capital of the Production Credit Corporation of Spokane was decreased by $1,000,000.

The credit needs in each district served by a production credit corporation determine the amount of capital stock invested in the corporation; it may be increased or decreased from time to time by the Governor of the Farm Credit Administration upon his determination of such needs.

The capital of the production credit corporations is used chiefly to capitalize the production credit associations in their respective districts. Each corporation is required by law to maintain the amount of class A stock of each association in its district at approximately 20 percent of the actual, or expected, volume of loans made, or to be made, by the association. However, the Governor may permit additional purchases by the corporation of class A stock in an association when conditions warrant. The remaining capital of the corporations is invested in approved securities; the income derived from them is used to pay its operating expenses.

A consolidated statement of condition of the 12 production credit corporations as of December 31, 1936, appears as table 23 of the appendix.

PRODUCTION CREDIT ASSOCIATIONS

Production credit associations are corporations chartered by the Governor of the Farm Credit Administration under the provisions of the Farm Credit Act of 1933. Their organization, management, and conduct of business are prescribed by the Governor in their charter and bylaws and in rules and regulations issued by him. A production credit association is a local cooperative credit organization of farmers. Its membership consists of farmers and stockmen, poultrymen, dairymen, and nursery men who obtain their credit requirements from the association to carry on their current farming and livestock operations.

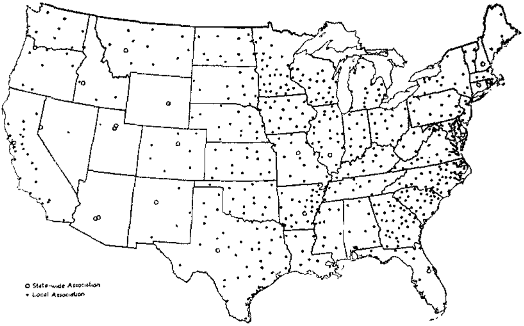

FIGURE 16.

LOCATION OF PRODUCTION CREDIT ASSOCIATIONS.

The 551 local cooperative production credit associations make loans to farmers and stockmen in every agricultural county in the country.

These associations were established to make loans for general farming purposes including the planting, cultivation, harvesting, and marketing of crops; the breeding, raising, fattening, and marketing of livestock; the liquidation of indebtedness originally incurred for agricultural purposes; and for alterations, repairs, and improvements to farm buildings. Any purpose incidental to the operation of a farm, feed lot, poultry plant, or dairy may be served by this type of credit.

Members of each association elect from among their number a board of directors which controls the business of the association, as well as members to serve on an executive committee. This committee usually comprises two members of the board of directors and the secretary-treasurer of the association. The executive committee acts as a loan committee for the association and also acts for the board of directors in the interim between directors' meetings. Each association selects a secretary-treasurer, who is the chief officer of the association and is responsible for carrying out policies and decisions of the board of directors and the executive committee of that body.

NUMBER OF ASSOCIATIONS

There were 551 associations in operation on December 31, 1936, including 2 associations which were in process of liquidation. This represents a reduction of 8 from 559 in operation on December 31, 1935. One association serves the farmers in Puerto Rico under the supervision of the Production Credit Corporation of Baltimore.

Wherever it becomes evident that an association does not have a sufficient volume of business to warrant its continuing as originally organized it either is liquidated or consolidated with a nearby association, the territory served by it being included under the jurisdiction of the body absorbing it. Occasionally territory is reallocated from one association to another to provide better service to the farmers located in that area.

Every rural county in the United States now is served by a production credit association. The area included by an association may, in some instances, cover only part of a single county; the average is 4 or 5 counties, depending entirely upon the production credit requirements of the area to be served. In addition to these local associations, 12 others serve specialized producers only, such as livestock operators and fruit growers. Each of these embraces a wide territory—usually an entire State. The number of associations by States is shown by table 24 of the appendix.

Capital Stock

The capital stock of a production credit association consists of class A and class B stock.

Class A stock, which is nonvoting, is held principally by the production credit corporation of the district, although it is available for purchase by private investors. Of the par amount of capital stock of the

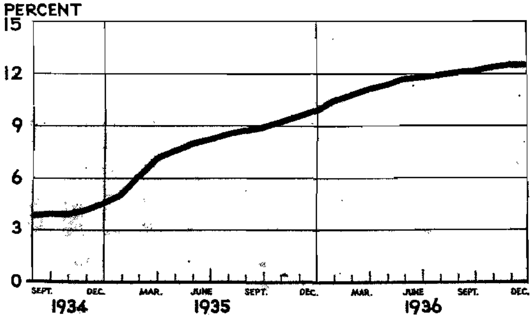

Figure 17.

Production Credit Association Stock Held by Members.

551 associations on December 31, 1936, $75,090,308, or 87.5 percent, represented class A stock held by the production credit corporations and private investors. Of the class A stock all but $51,958 was held by the production credit corporations; $10,754,187, or 12.5 percent of the total, represented class B stock held by borrowers.

Class B stock is held only by farmer-borrowers from the associations and individuals eligible to become borrowers. This stock carries voting rights. Each stockholder, irrespective of the amount of his holdings, is entitled to only one vote. Every borrower is required to own class B stock at the time he obtains a loan, in an amount equal in fair book value—not to exceed par—to $5 for every $100, or fraction thereof, of the amount borrowed. Upon liquidation of his loan a borrower may transfer his class B stock to another farmer-borrower, or to a person eligible to become a borrower; or he may exchange it for class A stock. If a borrower ceases to be indebted to an association over a period of 2 consecutive years he is required either to transfer or exchange his stock.

Class A stock is preferred as to assets upon liquidation. Class A stock and class B stock share equally in dividend disbursements. The amount of capital stock, by States, is shown in table 24 of the appendix.

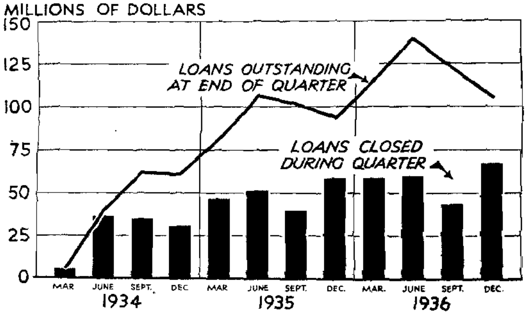

FIGURE 18.

PRODUCTION CREDIT ASSOCIATION LOANS MADE AND OUTSTANDING BY 3-MONTH PERIOD.

The volume of business of these short-term cooperative credit organizations continues to increase.

Volume of Loans

On December 31, 1936, the total volume of production credit association loans outstanding amounted to $105,211,954. This may be compared with $122,004,008 on September 30, 1936; $139,467,606 on June 30, 1936; and $94,095,723 on December 31, 1935. A new month-end peak in outstanding loans was reached during the third quarter of 1936 when the amount rose to $140,981,989 on July 31. The decrease which occurred since then represents normal seasonal liquidation.

Production credit associations made 239,809 loans totaling $228,090,206 during 1936; this is compared with 218,814 loans totaling $196,306,112 during 1935. From organization to date the associations have made 594,055 loans aggregating $531,639,383.

Further details concerning applications and loans may be found in tables 25 and 26 of the appendix.

Income and Expense

Total income of all production credit associations for the year 1936 amounted to $7,304,957; of this amount $4,028,199 represented operating income (net income from loans, net inspection gain, and miscellaneous income) and $3,276,758 embraced income from investments. Total operating expense for the year, excluding loans charged off and provision for estimated losses, totaled $4,112,144. Net income before consideration of losses charged off and provision for estimated losses amounted to $3,192,813. After consideration of charge-offs and valuation reserve adjustments, which amounted to $841,345, net income for the year amounted to $2,351,468. Total valuation reserves amounted to $1,412,122 on December 31, and surplus reserves and undivided profits aggregated $5,305,044 as of the same date.

Source of Loan Funds

Each production credit association is authorized by the Farm Credit Act of 1933 to borrow from and rediscount paper with the Federal intermediate credit bank of its district. By rediscounting with the Federal intermediate credit bank the notes received from the farmer-borrowers the association secures its loanable funds. These notes become a part of the collateral for the bank's debentures sold in the investment markets. Thus the system operates to bring farmers collectively to the current money markets for credit at reasonable cost.

Rediscounts by production credit associations with the Federal intermediate credit banks amounted to $93,221,719 on December 31, 1936, or approximately 88.6 percent of the tota

outstanding in the associations. The remaining 11.4 percent of loans outstanding not rediscounted are carried direct by the associations themselves through utilizing their cash loan funds.

To expedite its lending operations each association has such a fund established by obtaining a direct loan from the Federal intermediate credit bank of the district, this loan being secured by pledged bonds. Whenever a loan is approved the proceeds may be disbursed from the cash loan fund without awaiting the forwarding of the farmer's note to the Federal intermediate credit bank for discount. Offerings to the Federal intermediate credit bank which are not rediscounted by that institution and which cover loans already closed by the association are carried direct by the association itself through use of its cash loan fund.

INTEREST CHARGES

Production credit associations may not charge farmer-borrowers a rate of interest more than 3 percent above the discount rate of the Federal intermediate credit bank, unless a wider spread is specifically authorized by the Governor of the Farm Credit Administration. The discount rate of the Federal intermediate credit banks continued at 2 percent in the continental United States during 1936. The interest rate charged borrowers by production credit associations during the year 1936 was 5 percent per annum, by reason of the unchanged bank rate. In Puerto Rico, because of special hazards and greater operating costs, both the discount rate of the credit bank and the interest rate charged by the production credit association there was one-half of 1 percent higher than that prevailing in the continental United States.

Usually loan proceeds are disbursed on a budget plan. Thus the borrower is provided with funds as needed, and this procedure reduces his interest cost to a minimum inasmuch as interest is charged only for the time the money actually is in use.

OPERATIONS

Production credit associations, in cooperation with production credit corporations and representatives from the Production Credit Division of the Farm Credit Administration's executive office in Washington, have continued their efforts over the year toward rendering more prompt and convenient credit service and reducing cost to borrowers. During 1936, 8 of the 12 corporations, with the assistance of representatives from the Washington office, completed surveys of associations' operations in their districts. As a result of these surveys, changes and improvements were made in association procedure and office organization, with a view to bringing about a reduction in the length of time required to close loans. [illegible]

reduction in the expense of association management, and increased convenience to borrowers were objectives of these surveys.

Many of the forms used prior to 1936 in making loans were simplified, some eliminated and others combined. The number of signatures required of borrowers in the execution of these forms also was reduced. Progress was made in the simplification of procedure in handling applications, obtaining title search and making inspection reports. The accounting system for the associations was simplified.

During the year each production credit corporation made a thorough credit examination of all associations in its district. An analysis and valuation of each loan was arrived at on the basis of prevailing factors affecting the loan at the time of examination. Loans were classified to indicate the extent to which they qualified as entirely satisfactory. Such classification indicated the degree of supervision and attention deemed necessary for each loan under review to assure its repayment.

These examinations were conducted by qualified personnel of each corporation under the joint direction of the corporation and the Washington office. Findings and recommendations contained in the credit report of each association aided its directors and secretary-treasurers in effecting necessary improvements in all phases of lending procedure. It formed the basis for the establishment of appropriate loan reserves and brought to the attention of the supervising units any conditions deserving of further consideration in the development of sound, well-managed associations.

Considerable attention was given during the year to the appointment of local representatives to serve borrowers in outlying counties away from the offices of the associations so as to permit more prompt and convenient service for them. Approximately 120 local representatives of this character were established during the year. Plans have been made to extend this service for the coming year.

Membership Program

During 1936 all of the production credit associations held annual meetings of members to review reports of the board of directors and secretary-treasurer, and to elect directors. Total attendance at these meetings was 86,482 persons; this represents an average attendance per meeting of 157. At each meeting a program, carefully prepared in advance, was presented. This program included a report of the association's income and expenses and a financial statement—all set forth on large wall charts for the better comprehension of members. A printed annual report of the 1935 operations was furnished by each association to its members.

Special attention was given to the annual stockholders' meetings inasmuch as their purpose is not only to inform members about the

potential borrowers in attendance upon the meetings as guests of members with production credit association service.

During the year the directors and secretary-treasurers of the associations were called together in regional meetings to discuss operating and credit problems and to make plans for further increasing the efficiency of the service rendered by their organizations. Seventy-eight meetings of this nature were held. They were attended by practically all of the secretaries and by more than 70 percent of the directors.

The progress of the production credit system from 1934 to 1936

	1934	1936
Number of members on Dec. 31	123, 426	238, 607
Loans made Jan. 1 to Dec. 31	$107, 215, 971	$228, 090, 206
Loans outstanding Dec. 31	60, 851, 506	105, 211, 964
Capital stock owned by members, Dec. 31	4, 222, 000	10, 754, 187
Legal reserves, Dec. 31	705, 950	5, 305, 044
Percent capital owned by members, Dec. 31	4. 5	12. 5
Percent reserves are of capital, Dec. 31	0. 7	6. 2

BANKS FOR COOPERATIVES

Twelve district banks for cooperatives and a Central Bank for Cooperatives were organized pursuant to the Farm Credit Act of 1933, during the latter part of 1933 and early in 1934. The banks were established to provide credit facilities on a sound business basis for cooperative associations in which farmers act together in marketing and processing their farm products and in purchasing, processing, and distributing their farm supplies. By the Farm Credit Act of 1935 the banks for cooperatives also were empowered to lend to cooperatives furnishing farm business services.

Division of Lending Authority

A district bank for cooperatives is located in each of the Farm Credit Administration's 12 districts, with headquarters in the same building (except at New Orleans) as the other permanent credit institutions of the Farm Credit Administration. The district banks serve the cooperative associations located in their respective districts.

The lending operations of the Central Bank for Cooperatives, which has offices in Washington, D. C., generally pertain to the larger associations, those of national or of broad regional scope. All applications for loans received by a district bank for amounts greater than 10 percent of its capital and surplus in the instance of operating capital and facility loans, and exceeding 20 percent of its capital and surplus in the instance of commodity loans, are referred to the Cooperative Bank Commissioner. In some cases clearance is granted by him for a district bank to make such loans, and in others they are acted upon by the Central Bank for Cooperatives.

A policy was developed in 1935 whereby the district banks for cooperatives were offered participation in some of the large loans of the Central Bank for Cooperatives. These agreements were for the financing of commodities originating in the territory of the participating bank. The arrangements developed in 1935 were completed in 1936 but no new transactions of this type were consummated during the year.

Lending Policies

To qualify for a loan from a bank for cooperatives a cooperative association must be owned and controlled by farmers and must be operated for the mutual benefit of its members. The act creating these banks specifies that to be an eligible borrower a cooperative must not handle products or furnish services for nonmembers in a total amount greater in value than that transacted with or for members. To be eligible to borrow from a bank for cooperatives a cooperative association must also conform to one or both of the following requirements: (1) Each member may have but one vote regardless of the amount of its stock or membership capital he owns, or (2) dividends on stock or membership capital must be limited to not more than 8 percent a year.

The banks for cooperatives are charged with making sound loans; hence to be granted credit a cooperative association not only must conform to the statutory requirements described above but must also present evidence that a loan made to it will be repaid in accordance with its terms. The banks for cooperatives insist that proper management be maintained in each association receiving a loan.

During the year 1936 increased emphasis was placed upon the capital structure of cooperative associations applying for credit. Provision for a substantial membership equity in a cooperative association is always a primary consideration in the making of a loan. While a cooperative association is indebted to a bank for cooperatives it is required to submit periodic financial statements to the bank. During 1936 considerable progress in line with this policy was made and a greater number of cooperative associations is becoming more fully aware of the value of sound fiscal policies and accounting methods.

The banks for cooperatives do not look with favor upon the practice of cooperative associations extending credit for production purposes to their members. Experience has shown this to be hazardous both to the cooperatives and to the institution that supplies them with credit. It is recognized that where these practices have been of long standing they cannot be changed overnight, but the banks for cooperatives are lending their influence to induce cooperative associations borrowing from them to discontinue the practice of extending credit to their members.

Types of Loans

Three general classes of loans are made by the banks for cooperatives: (1) Commodity loans, (2) operating capital loans, and (3) physical facility loans. Thus there has been made available to farmers' cooperative associations an integrated source of funds for their credit needs.

Commodity loans bear a lower rate of interest (2 percent unchanged in 1936) than the other loans made by the banks for cooperatives and are generally the shortest term credit extended by the banks.

During 1936 it was determined no borrower from a bank for cooperatives shall be entitled to the commodity loan interest rate on any loan made upon the security of commodities unless the following terms and conditions are complied with: (1) Each loan shall be secured by a first lien on farm products or farm supplies, approved by the Cooperative Bank Commissioner and of sufficient value at the time the loan is made (as determined by the bank) to afford an adequate margin of security without the necessity for additional collateral of other kinds (Liens for accrued storage or warehouse charges and taxes not yet due are not considered prior liens, provided the bank is satisfied that adequate arrangements have been made to assure the payment of such charges, when the same become due and payable); (2) The loan shall mature within the normal marketing period of the commodities securing the loan; (3) The proceeds of the loan shall not be used for the construction or acquisition by purchase or lease of physical facilities, or for refinancing the cost of construction or acquisition of such facilities; and (4) Such loans shall not be made on changing stocks of goods.

The following commodities and supplies were approved by the Cooperative Bank Commissioner during 1936 as security for loans entitled to the commodity loan interest rate:

- Grains.
- Fibers (such as cotton, wool, mohair, etc.).
- Tobacco.
- Grass seeds.
- Legume seeds (alfalfa, clover, etc.).
- Other seeds (vegetable, cottonseed, etc.).
- Dairy products.
- Poultry products.
- Livestock products.
- Wines and brandies.
- Nuts.
- Maple food products.
- Sugar.
- Oil (cottonseed, bean, olive, etc.).
- Honey.
- Processed fruits and vegetables, as well as the following fresh fruits and vegetables held in storage:
  - Winter apples and pears.
  - Citrus fruits.
  - Potatoes.
  - Beans (edible, soy, etc.).
  - Sweet potatoes.
- Hay.
- Naval stores.
- Farm supplies (in bulk and held in storage):
  - Fertilizer.
  - Fertilizer material
  - Feeds.

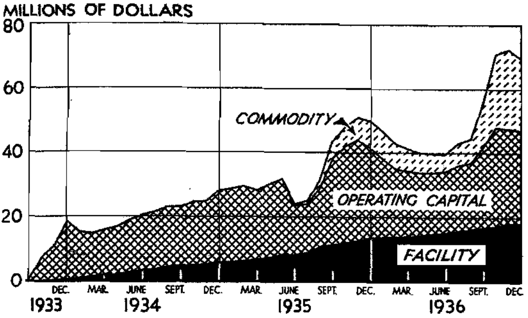

FIGURE 19.

LOANS OUTSTANDING THROUGH THE BANKS FOR COOPERATIVES.

A larger number of farmers cooperatives are buying their credit cooperatively each year.

The commodity loans made by the banks for cooperatives in most cases are rediscounted with Federal intermediate credit banks. On December 31, 1936, the commodity loans outstanding with the 13 banks for cooperatives amounted to $22,652,753, of which $22,294,211 were so rediscounted. During 1936 it was determined that commodity loans made by the banks for cooperatives which amount to $20,000 or less need not be offered to the Federal intermediate credit banks for discount.

Operating capital loans, the interest rate upon which continued at 3 percent, are made for a variety of purposes incident to the operations of cooperative associations and are designed to supplement the funds with which farmers themselves capitalize their cooperative business endeavors. The maturities of these loans vary widely with the many uses to which the proceeds of the loans are put. Many operating capital loans are repaid by a "retain", or deduction, from the proceeds of commodities or supplies sold. This plan of repayment has been found to be well adapted to financing cooperative businesses, the income of which is dependent in a large measure upon the volume of products handled.

Operating capital loans have been made to cooperative associations dealing in a wide range of farm products and farm supplies, as well as to farmers' cooperative associations furnishing farm business services. Of the latter type of association mutual fire insurance companies during 1936 have made considerable use of the credit facilities offered by the banks for cooperatives, particularly in the Farm Credit Administration's first district.

Physical facility loans bearing interest at 4 percent, unchangec during 1936, are made for the purpose of buying, constructing, leasing or refinancing the cost of such construction or acquisition of physica property. These loans are of longer duration than the other loan made by the banks and are limited by law to 60 percent of the valu of the collateral offered to secure such indebtedness. The maximun maturity allowed by law is 20 years; but generally facility loans mad by the banks for cooperatives mature in not more than 10 years Such loans are repaid on an amortization basis over the life of th loan. By the adoption of this method of repayment the association' equity in the plant and equipment used in handling its member products and supplies is increased with each installment payment so that in the end the facilities will be owned, unencumbered, by th cooperative itself. During 1936 substantial progress was made i financing farmers' mutual water companies. It was found that th general practice of specifying repayment within a 10-year period wa not applicable to all such cooperatives. Some of the loans made b the banks for cooperatives to mutual water companies have a longe maturity.

In this context it should be said loans of all types made in Puert Rico carry interest one-half of 1 percent higher than the prevailin continental rate.

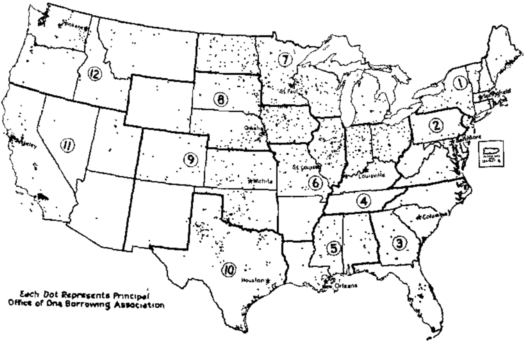

FIGURE 20.

LOCATION OF COOPERATIVES BORROWING FROM THE DISTRICT BANKS FC COOPERATIVES.

On December 31, 1936, the 1,382 farmers' cooperative marketing, purchasing and busin service organizations borrowing from the Banks for Cooperatives *represented farme* and stockmen in all parts of the country.

Volume of Business and Earnings

The advances made by the 12 district banks for cooperatives and the Central Bank for Cooperatives during 1936 amounted to $81,294,454 as compared with $66,347,752 during 1935. From the dates of organization to December 31, 1936, the 13 banks for cooperatives advanced $215,157,597, of which 67.5 percent, or $145,248,925, had been repaid by the latter date. On December 31, 1936, outstanding loans of the system amounted to $69,647,241. However, at this date there were commitments also outstanding in the amount of $49,377,408. On the same date 1,382 cooperative associations had loans outstanding from the banks for cooperatives. Figure 20 shows the location of associations having loans outstanding from the district banks on that date.

The banks are authorized by law to lend to other banks for cooperatives. During 1936 this provision was utilized when the Central Bank for Cooperatives granted a commitment of $500,000 to the New Orleans Bank for Cooperatives, all of which had been advanced and was outstanding at the close of the year.

As of December 31, 1936, reserves against loans were being maintained in the amount of $328,990, or about 0.5 percent of the amount of loans outstanding, the total reserves having been increased by $142,463 during the year. Loans were charged off in the amount of $10,367 during the year. Net earnings for 1936 of the 13 banks for cooperatives, all of which were carried to surplus, amounted to $2,726,788.

For tables presenting other financial and statistical data, see tables 28 to 33 of the appendix.

Capital Stock

The Farm Credit Act of 1933 provides that the capital stock paid in to the banks for cooperatives by the Federal Government shall be in such amounts as the Governor of the Farm Credit Administration determines is necessary to meet the credit needs of borrowing cooperative associations. During 1936 the subscribed capital of the Central Bank for Cooperatives was reduced from $75,000,000 to $57,000,000 and the capital subscription of the 12 district banks for cooperatives was increased from $65,000,000 to $95,000,000. That part of the capital of the Central Bank for Cooperatives which is retired is credited to the revolving fund authorized by the Agricultural Marketing Act of 1929, from which payments on subscriptions to the capital stock of the banks for cooperatives are made. Not all of the capital subscribed to the district banks for cooperatives had been paid in by December

31, 1936. Below is given a table indicating the total amount of capital subscribed by the Government to the banks for cooperatives, the total amount paid in, and the amount of unpaid subscriptions.

Banks for cooperatives capital subscribed by U. S. Government

Bank	Total subscribed capital	Total paid-in capital	Unpaid subscribed capital
Springfield	$8,000,000	$6,000,000	$2,000,000
Baltimore	7,000,000	6,000,000	1,000,000
Columbia	6,500,000	6,000,000	500,000
Louisville	8,000,000	6,000,000	2,000,000
New Orleans	7,000,000	6,000,000	1,000,000
St. Louis	7,000,000	6,000,000	1,000,000
St. Paul	8,000,000	6,500,000	1,500,000
Omaha	7,000,000	6,000,000	1,000,000
Wichita	7,000,000	6,000,000	1,000,000
Houston	6,500,000	6,000,000	500,000
Berkeley	12,000,000	11,000,000	1,000,000
Spokane	11,000,000	9,000,000	2,000,000
Total	95,000,000	80,500,000	14,500,000
Central Bank	57,000,000	57,000,000	
Grand total	152,000,000	137,500,000	14,500,000

In addition to capital subscribed by the Governor of the Farm Credit Administration in behalf of the Federal Government, each cooperative borrowing from a bank for cooperatives must participate in ownership of that bank's stock. When a cooperative receives an operating capital or facility loan it must own stock in the equivalent of $100 for every $2,000, or fraction thereof, of the amount of the loan. In the instance of commodity loans the amount of the stock that must be owned by the borrowing cooperative is $100 per $10,000. Stock acquired in connection with other loans may be used in meeting this requirement.

The laws of some States do not authorize cooperative associations to own stock in the banks for cooperatives. In these instances cooperatives, in lieu of owning stock, are required to pay into the bank's guaranty fund an amount equal to that which otherwise they would have been required to invest in stock. On December 31, 1936, cooperative associations owned stock and guaranty fund subscriptions in the 13 banks for cooperatives in the amount of $2,809,300. When a cooperative association repays its loan to a bank for cooperatives it may either continue to hold its stock or have it retired at par, less the pro-rata impairment, if any.

Stockholders' Meetings

During 1936, 10 of the district banks for cooperatives held stockholders' meetings of cooperative associations owning stock in the

banks. At practically all of the meetings, which were held at centrally located cities, some cooperative associations which were not borrowers from the banks were invited to be active participants. Some of the meetings were held in conjunction with other agricultural conferences. The programs were designed to enable borrowers to become more familiar with the banks' operations and to give an opportunity to discuss cooperative problems of mutual interest.

FEDERAL INTERMEDIATE CREDIT BANKS

The 12 Federal intermediate credit banks were organized in 1923 under title II of the Federal Farm Loan Act. They were authorized to discount notes of farmers and stockmen for production credit associations, regional agricultural credit corporations, State and national banks, privately capitalized agricultural credit corporations, livestock loan companies, and similar organizations, with their endorsement; and to make loans to such institutions on the security of paper eligible for discount. Loans also may be made to production credit associations and banks for cooperatives on the security of such collateral as may be approved by the Governor of the Farm Credit Administration.

The Federal intermediate credit banks may make loans to farmers' cooperative marketing, purchasing, and business service associations. They are authorized, also, to discount loans made to such cooperatives when endorsed and offered for discount by the banks for cooperatives. As a result of authority given by the Farm Credit Act of 1935, most of the loans to cooperative associations such as had been made by the Federal intermediate credit banks in the past now are made by the banks for cooperatives and offered by them to the intermediate credit banks for discount. A loan so made by a bank for cooperatives is offered for discount to the intermediate credit bank in the same district. It is customary, however, for cooperative associations of national or broad regional scope to apply for their needed financing to the Central Bank for Cooperatives in Washington rather than to any of the district banks.

A loan made by the Central Bank of the type ordinarily discounted by the credit banks is offered for discount only to the Federal Intermediate Credit Bank of Baltimore. When the size of the loan or other circumstances warrant, this institution offers to one or more of the other intermediate credit banks the right of participation. However, all business pertaining to such a loan is transacted directly between the credit bank at Baltimore and the Central Bank for Cooperatives in Washington.

During 1936 the credit banks discounted for the banks for cooperatives only such of their loans as were secured by commodities. They

do not discount physical facility or operating capital loans for these banks, nor are they authorized to make loans to individuals, receive deposits, or otherwise conduct a general banking business.

Maturities of Loans Discounted

Maturities acceptable to the intermediate credit banks vary and usually are arranged to coincide with normal marketing or liquidating seasons to permit note makers to complete the season's operations for which credit is extended. Ordinarily, maturities range from 3 months to 1 year. Under the law, they may not exceed 3 years.

Interest and Discount Rates

Each Federal intermediate credit bank is authorized, with the approval of the Intermediate Credit Commissioner, to establish from time to time rates of discount and interest which—except with the approval of the Governor of the Farm Credit Administration—may not exceed by more than 1 percent per annum the rate borne by the last preceding issue of debentures issued by it or in which it participated. Under existing regulations a note is not eligible for discount, or as collateral for loans, if the rate of interest charged the maker exceeds the bank's discount rate by more than 3 percent per annum.

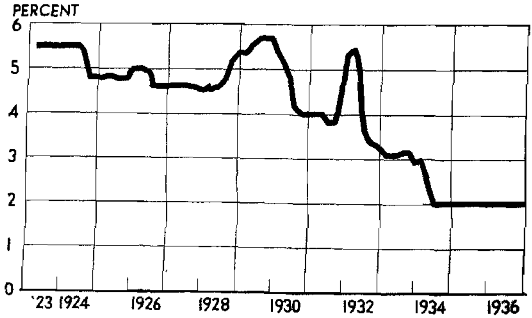

FIGURE 21.

INTEREST AND DISCOUNT RATES.

Since the favorable conditions in the money markets enabled them to reduce their rates in 1934, rates charged by the Federal Intermediate Credit Banks have remained unchanged at 2 percent a year.

On December 31, 1936, the loan and discount rate of all Federal intermediate credit banks was 2 percent per annum in the continental United States and 2½ percent in Puerto Rico. These rates have continued in force since May 16, 1934, and are the lowest since the establishment of the banks.

Volume of Business

During 1936 the Federal intermediate credit banks extended $381,660,510 of credit to cooperative associations, banks for cooperatives, and financing institutions, compared with $414,156,107 during 1935. Of the total volume of business in 1936, loans to and discounts for financing institutions amounted to $347,634,114, or 91.1 percent; loans to cooperative associations totaled $3,754,650, or 1 percent; and loans aggregating $30,271,746, or 7.9 percent, were discounted for banks for cooperatives.

Of the total volume of credit extended to financing institutions in 1936, $241,428,462, or 69.4 percent, represented loans to and discounts for production credit associations; and $106,205,652, or 30.6 percent, loans discounted for privately capitalized commercial banks, agricultural credit corporations, and livestock loan companies. No loans were discounted for the regional agricultural credit corporations during 1936, repayment of all indebtedness of these corporations to the intermediate credit banks having been completed during October 1935.

During 1936 the Federal intermediate credit banks extended credit to 5 privately capitalized financing institutions which had not previously obtained credit from them and 57 corporations which previously had established discount connections increased their borrowings during the year. On the other hand, 21 corporations liquidated their lines of credit during the year and discontinued operations with the banks. In addition some institutions which formerly had been active in utilizing the facilities of the intermediate credit banks had reached the maximum volume of business which they were considered capable of handling effectively and safely, upon the basis of their capitalization, and were unable to increase their borrowings from the banks.

The major expansion in the operations of the banks continued to originate with production credit associations. Loans to and discounts for production credit associations in 1936 totaled $241,428,462, compared with $210,670,315 in 1935 and $110,161,809 in 1934.

On December 31, 1936, the net outstanding loans and discounts of the Federal intermediate credit banks totaled $170,653,072, of which $146,698,732, or 86 percent, represented credit advanced to financing institutions; $1,640,765, or 1 percent, consisted of loans to cooperative associations; and $22,313,575, or 13 percent, discounts for the banks

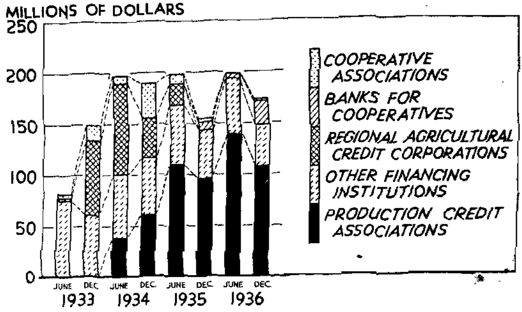

FIGURE 22.

FEDERAL INTERMEDIATE CREDIT BANK LOANS AND DISCOUNTS OUTSTANDING AT THE END OF EACH SIX MONTHS.

A continually larger proportion of their business is conducted with the production credit associations.

for cooperatives. Of the amount outstanding for financing institutions, $107,558,754, or 73.3 percent, represented production credit association loans and discounts, and $39,139,978, or 26.7 percent, credit extended to other financing institutions.

Figure 22 shows the amount of loans and discounts of Federal intermediate credit banks outstanding during the years 1933 to 1936, inclusive, by months, and classified by type of institution.

Additional data relating to the volume of business handled during the year are given in tables 34 to 40 of the appendix.

IMPROVEMENTS IN PROCEDURE

Considerable progress was made during the year in the refinement of procedure and methods, which enabled the banks to reduce their operating costs and at the same time to maintain organizations capable of handling a larger volume of business more expeditiously than in 1935. This was accomplished without sacrificing in any degree the standards which govern the banks in the conduct of their lending operations.

CAPITAL

during 1934 by the Governor of the Farm Credit Administration, on behalf of the United States Government, from a revolving fund of $40,000,000 authorized by section 15 of the Federal Farm Mortgage Corporation Act. This act provides that the amount of the capital stock and paid-in surplus of any Federal intermediate credit bank may be increased or decreased from time to time by the Governor in accordance with the credit needs of eligible borrowers from the banks.

Debentures

The Federal intermediate credit banks are authorized, subject to the approval of the Farm Credit Administration, to issue and sell collateral trust debentures or other similar obligations having a maturity of not more than 5 years. It is by the sale of such debentures that the banks obtain the major portion of their loan funds.

Debentures so issued by the intermediate credit banks are instrumentalities of the Government of the United States; but the Government assumes no liability, direct or indirect, for such debentures. They and the income derived therefrom are exempt from Federal, State, municipal, and local taxes, including surtaxes.

The banks now issue consolidated debentures only, for which the 12 institutions are jointly and severally liable as to both principal and interest. It is contemplated that all debentures issued in the future will be of the consolidated type. Under the law the aggregate amount of outstanding debentures and similar obligations issued individually by any Federal intermediate credit bank, together with the amount of outstanding consolidated debentures issued for its benefit and account, may not exceed 10 times the surplus and paid-in capital of such bank. Prior to October 1935 debentures of the individual banks were issued, the last of which matured and were retired September 15, 1936.

Debentures ordinarily are issued for terms of from 3 to 12 months, with interest payable at maturity. The par amount of debentures issued during 1936 was $246,560,000, of which $124,360,000, or 50.4 percent, carried maturities of 6 months or less; the balance, amounting to $122,200,000, or 49.6 percent, carried maturities of more than 6 months. Of the total amount, 34.8 percent was issued with 12-month maturities, the maximum maturity issued during the year.

Debentures usually are sold between the 1st and 10th of each month for delivery on the 15th. For the present, they are issued in denominations of $5,000, $10,000, $50,000, and $100,000.

The Federal intermediate credit banks were able throughout 1936—as during the preceding year and a half—to sell debentures bearing interest at the rate of 1½ percent per annum. All debenture offerings during the year were heavily oversubscribed and sold at a premium, [illegible]

debentures and permitting the banks to maintain their discount ra at 2 percent in the continental United States.

Debentures are purchased by commercial banks and investmen dealers as well as industrial concerns and individuals having fund available for prime short-term investment. Debentures maturing i not more than 6 months are eligible for purchase by the Federa Reserve banks and also may be accepted by them as collateral fo 15-day loans to member banks.

Federal intermediate credit bank debentures are lawful investments and may be accepted as security for all fiduciary, trust, and publi funds held under the authority or control of officers of the Unite States. They also are approved as security for deposits of posta savings funds and are legal investments for savings banks and in surance companies in various States, including the State of New York

Debentures outstanding on December 31, 1936, totaled $143,950,00(Further data relative to the amounts of debentures issued and out standing are given in table 41 of the appendix.

In addition to issuing debentures, Federal intermediate credit banks with the approval of the Farm Credit Administration, may rediscoun eligible paper with Federal Reserve banks, and may sell paper in th open market with or without their endorsement. With the approva of the Farm Credit Administration, an individual Federal intermediat credit bank may borrow from, or rediscount paper with, anothe intermediate credit bank or with any other banking institution Inter-bank loans during 1936 aggregated $11,100,000, resulting in a substantial saving of interest to the system as a whole through th utilization of surplus funds which otherwise might have been idle.

Financial Condition

The net earnings of the intermediate credit banks for the year endec December 31, 1936, amounted to $2,423,813. Full reserves are maintained against the asset value of furniture, equipment, automobiles deposits in closed banks, real estate acquired in the liquidation o: paper, and similar items. Amounts written off during 1936 aggregated $497,462, while recoveries amounted to $60,959. In additior to amounts written off for established losses, fully adequate reserve were maintained against possible losses in loans and discounts. The net amount of loans and discounts charged off from organization ir 1923 to date, including provision for estimated losses, is thirty-eight one-hundredths of 1 percent of the total volume of credit extended during this entire period.

The Federal intermediate credit banks, after making adequate provision for reserves, transferred their earnings for the year to their respective surplus accounts. An amendment to title II of the Federal

Farm Loan Act, approved May 19, 1932, and effective as of January 1, 1932, provides that no franchise tax is payable to the United States by any intermediate credit bank until its earned surplus amounts to 100 percent of its subscribed capital stock; therefore, none was payable during 1936.

The principal assets and liabilities of the banks, as of December 31, 1935 and 1936, are shown in the following statement:

Asset and liability items of the 12 Federal intermediate credit banks, Dec. 31, 1935 and 1936

	Dec. 31, 1935	Dec. 31, 1936
ASSETS		
Loans and discounts:		
Financing institutions (net)	$143,150,131	$146,698,732
Cooperative associations	2,731,280	1,640,765
Banks for cooperatives	8,046,500	22,313,575
Cash on hand and in banks	9,586,748	8,875,621
U. S. Government obligations, direct and fully guaranteed [1]	73,254,661	73,215,000
Other assets (net)	2,985,836	2,342,189
Total	239,755,156	255,085,882
LIABILITIES		
Unmatured debentures outstanding	131,005,000	143,950,000
Other liabilities	2,788,373	2,750,286
Capital stock paid in	70,000,000	70,000,000
Surplus paid in	30,000,000	30,000,000
Earned surplus	5,961,783	8,385,596
Total	239,755,156	255,085,882

[1] Carried at cost or par, whichever is lower.

A consolidated statement of condition and individual statements of the 12 Federal intermediate credit banks are given in tables 42 to 44 of the appendix.

FEDERAL FARM MORTGAGE CORPORATION

The Emergency Farm Mortgage Act of 1933, approved May 12, 1933, made available a fund of $200,000,000 to the Land Bank Commissioner to meet an urgent demand for credit which could not be provided by the existing permanent credit units of the farm credit system. The Federal Farm Mortgage Corporation Act, approved January 31, 1934, expanded these emergency facilities by establishing the Federal Farm Mortgage Corporation. The $200,000,000 fund allotted to the Land Bank Commissioner by the Emergency Farm Mortgage Act of 1933 and the proceeds thereof, as well as the mortgages and credit instruments previously taken by the Land Bank Commissioner, were transferred to the Corporation for the purpose of subscription to its authorized capital of $200,000,000.

The Corporation is authorized, subject to the approval of the Secretary of the Treasury, to issue and have outstanding at any one time bonds in an aggregate amount not exceeding $2,000,000,000. To accomplish the purposes of its creation, the Federal Farm Mortgage Corporation is authorized to invest its funds in mortgage loans made under the provisions of the Emergency Farm Mortgage Act of 1933 and to aid in financing the Federal land banks through loans to them on the security of consolidated Federal farm loan bonds and exchanges of the Corporation's bonds for such consolidated bonds issued by the 12 Federal land banks.

Some of the outstanding bonds of the Federal Farm Mortgage Corporation were issued to the Federal land banks in exchange for consolidated Federal farm loan bonds for use in closing loans in lieu of cash. Likewise, some of the outstanding Federal Farm Mortgage Corporation bonds were issued directly in closing loans to Land Bank Commissioner borrowers and their creditors in lieu of cash. This procedure, which was begun on March 26, 1934, resulted in a wide distribution of the bonds and placed them in the hands of many small investors throughout the United States.

By disbursing proceeds of loans in Federal Farm Mortgage Corporation bonds, creditors were given an opportunity to invest in these bonds without cost of commissions and the inconvenience and delay attendant upon such transactions. Table 45 of the appendix sets forth the amount of Federal Farm Mortgage Corporation bonds which were issued to the Federal land banks in exchange for consolidated Federal farm-loan bonds and also the amount of bonds which were issued directly to Land Bank Commissioner borrowers and their creditors in payment of the proceeds of Land Bank Commissioner loans.

Organization and Management

The Land Bank Commissioner is authorized to make new loans on behalf of the Federal Farm Mortgage Corporation until February 1, 1940. All Land Bank Commissioner loans immediately become the property of the Federal Farm Mortgage Corporation.

A board of directors, consisting of the Governor of the Farm Credit Administration as chairman, the Secretary of the Treasury—or an officer of the Treasury designated by him—and the Land Bank Commissioner, is responsible for the administration and management of the Federal Farm Mortgage Corporation. The board of directors may adopt such bylaws, regulations, and amendments thereto as it deems necessary for the conduct of the business of the Corporation. It may elect and appoint such officers and employees as may be necessary to carry out the powers and duties conferred upon the Corporation.

An executive committee consisting of the president, the executive vice president, a vice president, the treasurer, and the secretary and assistant treasurer serves when the board of directors is not in session. Between meetings of the board of directors the executive committee exercises all the authority of the board except as to matters upon which action by the latter is specifically required by law or the bylaws of the Corporation, or which are reserved by the board of directors for its determination, or are entrusted by it to designated officers.

As of December 31, 1936, the officers of the Corporation—located at its principal office in Washington, D. C.—included a president, an executive vice president, three vice presidents, a general counsel, a treasurer, a secretary and assistant treasurer, an assistant secretary, a comptroller and assistant comptroller. The officers of the Corporation are officials or employees of the Farm Credit Administration and do not receive additional compensation from the Corporation.

In addition, the Corporation has a vice president assigned to duty in each of the 12 Federal land bank districts. These men are employees of the Farm Credit Administration and receive no additional compensation from the Corporation. It also has designated in each district two employees of the Federal land bank as district disbursing officers, and two as assistant secretaries; but they, also, receive no additional compensation from the Corporation for this service. The vice presidents of the Corporation located in the respective land bank districts represent the interests of the Corporation in transactions in which the interests of the Corporation and of the Federal land bank may conflict; for example, in the foreclosure or other liquidation of properties mortgaged jointly to the Federal land bank and the Corporation.

The Corporation is entitled to the free use of the United States mails in the same manner as the executive departments of the Government. The Corporation, including its franchise, capital, reserves, surplus, and income, is exempt from all taxation. Its real property is subject to State and local taxation to the same extent according to its value as other real property is taxed. All mortgages and credit instruments held by it and all bonds issued by it are deemed instrumentalities of the Government of the United States, and, as such, they and the income from them are exempt from taxation, except surtaxes, estate, inheritance, and gift taxes.

The Corporation, with the consent of any board, commission, independent establishment, or executive department of the Government, may avail itself of information, services, and facilities thereof. The fiscal and financial services of the Treasury Department and the Federal Reserve banks are regularly utilized. The Federal land banks have been appointed agents of the Land Bank Commissioner and of the Federal Farm Mortgage Corporation and their services

are extensively used in the Federal land bank districts in making and servicing loans and real estate owned. The Corporation compensates these agencies for services rendered on the basis of actual cost.

Bonds

With the approval of the Secretary of the Treasury, the Federal Farm Mortgage Corporation is authorized to issue and have outstanding at any one time bonds in an aggregate amount not exceeding $2,000,000,000. These bonds are required to be in such forms and denominations, to have such maturities, to bear such rates of interest, to be subject to such terms and conditions, and to be issued in such manner and sold at such prices as may be prescribed by the Corporation with the approval of the Secretary of the Treasury.

Bonds may not be issued in excess of the assets of the Corporation, including the assets to be obtained from the proceeds of such bonds. The assets of the Corporation consist principally of consolidated Federal farm loan bonds, notes, and mortgages held in connection with Land Bank Commissioner loans, cash on hand, and real estate owned. The bonds of the Corporation are lawful investments, and may be accepted as security for all fiduciary, trust, and public funds, the investment or deposit of which are under the authority or control of the United States Government. They are, in addition, fully and unconditionally guaranteed, both as to principal and interest, by the United States Government.

In an opinion to the Secretary of the Treasury, dated September 14, 1934, the Attorney General held that if, upon demand by a bona-fide holder, the Federal Farm Mortgage Corporation should fail to pay either principal or interest when due, the United States Government would thereupon become obligated to make such payment without the institution of any proceeding by the holder against the Corporation.

Federal Farm Mortgage Corporation bonds aggregating $1,631,552,600 have been issued since its organization. Only a total of $35,113,300 was issued during 1936, compared with $462,753,500 in 1935 and $1,133,685,800 in 1934. Reacquirements of $209,368,100 have reduced the total outstanding bonds as of December 31, 1936, to $1,422,184,500.

Federal Farm Mortgage Corporation bonds are issued in both registered and coupon form, with the exception of the 1¼-percent bonds of 1937, which are in registered form only, and the 1½-percent bonds of 1939, which are in coupon form only. Registered bonds may be obtained in denominations of $100, $500, $1,000, $5,000, $10,000, and $100,000. Coupon bonds are issued in the same denominations, with the exception of the 3¼-percent bonds of 1944–64 and the 3-percent bonds of 1944–49, which were not issued in the $100,000 denominations.

These bonds can be purchased or sold through bond dealers and commercial banks. Interest on registered bonds is paid by check on the United States Treasurer mailed to the person, who, 1 month before the payment date, is registered as the holder of the bond. Commercial banks and local postmasters are accustomed to cash matured interest coupons from coupon bonds.

Bonds may be exchanged for bonds of a different denomination of the same issue, or coupon bonds may be exchanged for registered bonds of the same issue, and vice versa, by requesting local banks to effect the exchange through the Federal Reserve bank of the district. Transfer of registered bonds may be accomplished through the Federal Reserve banks in the same manner. The Division of Loans and Currency, Treasury Department, Washington, D. C., acts as transfer agent for the Federal Farm Mortgage Corporation and handles the details in connection with issues, exchanges, and maintenance of bond records. Further information regarding these bonds may be obtained from this Division.

All of the issue of 2-percent bonds, dated March 1, 1934, was retired on or before March 1, 1935, its maturity date. All Federal Farm Mortgage Corporation bonds issued during 1936—amounting to $35,113,300—were sold for cash to the public with the exception of $21,900 disbursed on Commissioner loans and $5,000 sold to the Federal land banks to enable them to complete the disbursement of loans committed prior to August 5, 1935, when the bond-exchange plan of disbursing loans was discontinued for both land bank and Commissioner loans. Cash obtained from the sale of these bonds was used to purchase consolidated Federal farm loan bonds totaling $6,500,000 and for making new Commissioner loans. The Federal land banks used the cash they received from the sale of consolidated Federal farm loan bonds for making land bank loans. The amounts of consolidated Federal farm loan bonds purchased are given in the following table:

Consolidated Federal farm loan bonds purchased by the Federal Farm Mortgage Corporation during 1936

Month	Purchased	Total
January	$3,500,000	$3,500,000
February		
March	1,500,000	1,500,000
April	1,700,000	1,700,000
May		
June		
July		
August		
September		
October		
November		
December		
Total	[1] 6,700,000	6,700,000

[1] Of this amount $6,500,000 is on hand.

The *Corporation* has issued no 3¼-percent bonds since May 26, 934, except $2,600 issued early in 1935 to complete disbursement of ıe proceeds of land bank and Commissioner loans, commitments for hich were previously made in bonds at that rate. For use in closıg Commissioner loans and in exchange for consolidated Federal ırm loan bonds, 3-percent Federal Farm Mortgage Corporation onds, dated May 15, 1934, were issued from May 27, 1934, to anuary 14, 1935; 3-percent bonds, dated January 15, 1935, from anuary 15, 1935, to March 8, 1935; and 2¾-percent bonds, dated larch 1, 1935, from March 9, 1935, to the end of 1936 (except the -percent bonds, dated January 15, 1935, needed in disbursing proeeds of loans committed before March 9, 1935, but disbursed subquent to that date).

The decreasing demand for new Federal land bank and Land Bank 'ommissioner loans and the favorable principal collections on loans ıtstanding made it possible greatly to curtail the issuance of Fed-al Farm Mortgage Corporation bonds during 1936 to a total of 15,113,300, as compared to $462,753,000 in 1935 and $1,133,685,800 1934.

LAND BANK COMMISSIONER LOANS

Under section 32 of the Emergency Farm Mortgage Act of 1933, amended by the Federal Farm Mortgage Corporation Act and the ırm Credit Act of 1935, the Land Bank Commissioner was authored to make loans on behalf of the Federal Farm Mortgage Corporan, either in cash or in bonds of the Corporation, or—if acceptable the borrower—in consolidated Federal farm loan bonds. No such ıns may be made by the Land Bank Commissioner after February 1940, except for the purpose of refinancing loans previously made him under the laws referred to. As much as may be necessary of e assets of the Corporation, including the bonds and proceeds ereof, issued under section 4 of the Federal Farm Mortgage Corration Act, may be used for the purpose of making such loans.

The establishment of a loan limit on Land Bank Commissioner ıns of 75 percent of the normal value of the property permitted ıny farm owners to refinance their indebtedness and to obtain credit other purposes, when the Federal land bank loan limit of 50 perıt of the appraised value of the land, plus 20 percent of the appraised lue of the insured permanent improvements thereon, would have en insufficient to meet their needs. Land Bank Commissioner loans ıy be made upon the security of first and second mortgages up to percent of the appraised normal value of the property mortgaged. st mortgage loans can be made by the Land Bank Commissioner certain borrowers not eligible for Federal land bank loans, particuly to part time farmers whose properties qualify for appra

prudent investment basis. The maximum loan that may be made to any one farmer by the Land Bank Commissioner is $7,500.

Land Bank Commissioner loans may be made on the security of first or second mortgages on farm property, either real or personal. They are made on an amortization basis. No principal payment is required during the first 3 years the loan is in effect. The funds available to the Commissioner have been used largely to make first mortgage loans and to supplement existing or new land bank loans.

Applications

On August 23, 1933, the land banks assumed the duties of agents for the Land Bank Commissioner in making and servicing loans. An application for a loan is made to the Federal land bank and the Land Bank Commissioner jointly. Separate appraisals are not required. To the extent that a loan may be granted by the Federal land bank the applicant is ordinarily offered funds from that source and a Commissioner loan is offered only for the balance of the amount which may be loaned. This practice has prevented the confusion that would have arisen if separate applications had been required. It has also lessened the cost to the farmer which would have resulted from separate applications and separate appraisals for these two types of loans.

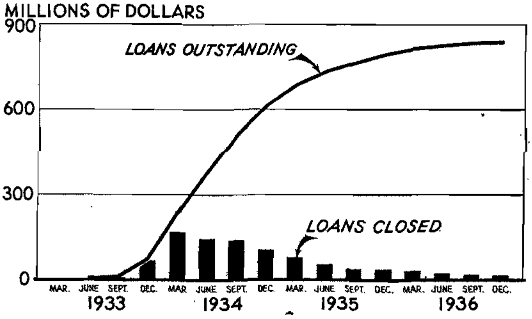

FIGURE 23.

LOANS MADE AND OUTSTANDING.

The emergency having passed, the amount of new Land Bank Commissioner loans made declined in 1936. The decrease in the refinancing of farm debts was partially offset by an increase in the proportion of loans made to purchase farms.

Volume of Loans

Thirty-eight thousand nine hundred and twenty-nine Land Bank Commissioner loans in the amount of $77,257,795 were closed during 1936, compared with 91,004 loans totaling $196,395,349 during 1935. Since May 12, 1933, when Commissioner loans were first available, 480,326 loans amounting to $897,601,572 have been made.

A large number of Land Bank Commissioner loans has been closed jointly with land bank loans. During the period from May 12, 1933, to December 31, 1936, 232,322 joint loans, each consisting of a land bank loan and a Land Bank Commissioner loan, were closed. Thus, 74.8 percent of the 310,777 land bank loans and 48.4 percent of the Land Bank Commissioner loans made during the period were closed jointly. Of the 275,881 second mortgage Land Bank Commissioner loans closed, approximately 98 percent were either made jointly with Federal land bank loans or were made to farmers who already had prior loans from the Federal land bank. The following table gives the distribution of land bank and Land Bank Commissioner loans closed during 1936 by type of loan:

Land bank and Commissioner loans closed during 1936 by type of loan

Type of loan	Number	Percent of total	Amount	Percent of total
Federal land bank only	6,013	9.2	$22,657,800	12.2
Federal land bank closed jointly with Land Bank Commissioner	20,349	31.2	86,512,400	46.4
Land Bank Commissioner only, first mortgage	15,910	24.3	28,254,835	15.2
Land Bank Commissioner, second mortgage, not closed jointly with Federal land banks	2,670	4.1	4,356,115	2.3
Land Bank Commissioner, second mortgage, closed jointly with Federal land banks	20,349	31.2	44,646,845	23.9
Total	65,291	100.0	186,427,995	100.0

On December 31, 1935, 431,205 Commissioner loans totaling $794,726,418 were outstanding, as compared with 455,082 loans aggregating $836,778,547 outstanding at the end of 1936. Further information as to Commissioner loans made and outstanding is given in tables 46–49 of the appendix.

Collections

Of the $83,349,675 of interest which had matured on Commissioner loans prior to December 31, 1936, $73,618,236, or 88.3 percent, had been collected or otherwise disposed of as of that date. Principal payments on a Commissioner loan are not required during the first 3 years after the loan is made; however, principal payments up to December 31, 1936, including loans paid in full, amounted to

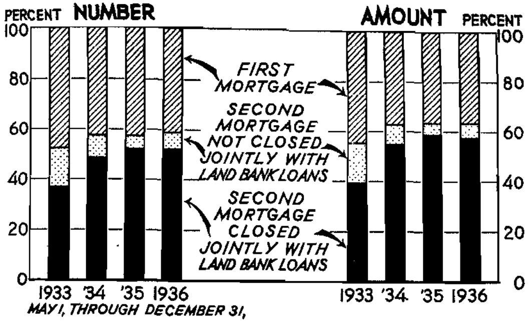

FIGURE 24.

DISTRIBUTION OF LOANS BY TYPE OF SECURITY.

The percentage of Commissioner loans closed jointly with Federal Land Bank loans remained about the same in 1936.

$43,654,943, which represents 4.9 percent of all Commissioner loans closed through December 31, 1936. This figure includes 16,250 loans totaling $23,111,839 which were paid in full or replaced by new loans. Further data regarding collections and condition of loans are given n tables 50 and 51 of the appendix.

Real Estate

As with the Federal land banks, it is the policy of the Federal Farm Mortgage Corporation not to foreclose where the farmer is doing his honest best, is applying proceeds of production over and above living expenses to the payment of primary obligations, is taking proper care of the property and has the capacity to work his way out of a reasonable burden of debt under normal conditions.

When it becomes necessary to foreclose a loan, the Federal land bank, acting as agent of the Corporation in case of a first-mortgage loan—or the district vice president in case of a second mortgage loan where the Federal land bank holds a prior lien—determines the advisability of the Corporation's acquiring the property or charging off the loan. This decision is based upon a determination of the probable recovery from the particular property in excess of the amount of the prior lien—if any—and the expected costs of acquiring, holding, and selling the property were it acquired.

On any properties acquired, the Corporation must incur costs of acquisition and make expenditures for taxes, repairs, and maintenance. It does not assume the existing prior lien on loans which it forecloses

but does pay up delinquencies at date of acquirement and maturing installments on such liens as they become due until sale or abandonment of the Corporation's investment in the property.

The Corporation sells and rents acquired farms and finances the purchases of its properties on long-term sales contracts or purchase-money mortgages. The purchaser usually assumes the first mortgage held by the Federal land bank as a part of the purchase consideration. The activities of the Federal land banks as agents of the Federal Farm Mortgage Corporation and the district vice president in acquiring, handling, and disposing of farms for the Corporation are supervised by the administrative officers in the Washington office of the Farm Credit Administration and of the Corporation, respectively.

Financial Condition

A statement of condition of the Federal Farm Mortgage Corporation as of December 31, 1936, is given in table 54 of the appendix. Consolidated Federal farm loan bonds aggregating $761,129,840 are deposited with the Treasurer of the United States, and first and second mortgage loans aggregating $836,778,547 are held in safekeeping by the 12 farm loan registrars, who are public officers provided by law in the land bank districts for such service. The total of these assets is $175,723,887 in excess of the Corporation's outstanding bonds amounting to $1,422,184,500.

The following table shows the amounts of consolidated Federal farm loan bonds held by the Federal Farm Mortgage Corporation, by issues:

Consolidated Federal farm loan bonds held by the Federal Farm Mortgage Corporation, Dec. 31, 1936, by issues

Coupon rate	Dated	Callable date and maturity	Amount
Federal farm loan bonds:			
4 percent	July 1, 1933	1943–63	$59, 170, 000
Do	Mar. 15, 1934	1944–64	51, 057, 400
Do	May 15, 1934	1944–64	411, 616, 440
Do	July 15, 1934	1944–64	65, 100, 000
Do	Sept. 15, 1934	1944–64	55, 610, 900
3½ percent	Mar. 15, 1935	1945–65	5, 704, 600
3¼ percent	do	1945–65	39, 045, 900
3 percent	do	1945–65	73, 824, 600
Total			761, 129, 840

The Federal Farm Mortgage Corporation has established a conservative valuation reserve policy with regard to delinquent installments, loans in foreclosure and real estate and chattels owned. A reserve for the full amount of delinquent interest installments, less

partial payments received on them, is maintained. Reserves are also maintained on loans called for foreclosure, sheriffs' certificates or judgments and real estate owned—if they are second mortgages—for the full amount of the Corporation's investment in them. If they represent first mortgages, these reserves are for the difference between the Corporation's investment at date of acquisition and the carrying value and the probable recovery or sale value of them. The reserve on chattels owned is for the full amount of the Corporation's investment in them. The total of these valuation reserves as of December 31, 1936, was $16,179,258.

The earnings of the Corporation from organization to December 31, 1936, after absorbing the operating deficit of $257,967 of the Land Bank Commissioner in connection with Commissioner loans made prior to the organization of the Corporation, have been set aside as a reserve against estimated losses on Commissioner loans outstanding. This reserve amounted to $23,059,750 on December 31, 1936. All earnings have been and will continue to be transferred to this reserve until it amounts to 10 percent of the unpaid principal balance of second mortgage loans and 2½ percent of the unpaid principal balance of first mortgage loans. The reserve requirement amounts to $60,097,712 based upon the loans outstanding on December 31, 1936. Further details may be found in tables 54–55, appendix.

EMERGENCY CROP AND FEED LOAN OFFICES

The short-term credit program of the Emergency Crop and Feed Loan Section during 1936 included administration of the 1936 crop and feed loans, as well as the collection of crop and feed loans made in prior years and drought relief loans made in 1934–35. These operations were handled through 11 regional offices under the direction of the central office in Washington. With a view to facilitating the coordination of their activities with other agencies of the Farm Credit Administration, eight of the regional offices are located in the cities where all other units of the Farm Credit Administration are. These are at Springfield, Mass.; Baltimore, Md.; Columbia, S. C.; Memphis, Tenn.; St. Louis, Mo.; St. Paul, Minn.; Omaha, Nebr.; Wichita, Kans.; Dallas, Tex.; Salt Lake City, Utah; and Spokane, Wash.

In accordance with the provisions in the 1935 Crop Loan Act, for making loans in Alaska, Puerto Rico, and Hawaii, branch offices were established in Puerto Rico and Hawaii under the supervision of the regional offices at Baltimore and Salt Lake City, respectively. With the exception of Alaska, where no loans have been made, these insular offices continued to disburse loans throughout the year.

1936 Emergency Crop and Feed Loans

Loans made by the Emergency Crop and Feed Loan Section during 1936 were authorized by Executive order of the President, February 28, 1936. The order allocated $37,000,000 to the Farm Credit Administration. Under terms of the order the Governor of the Farm Credit Administration was authorized to make loans to farmers and stockmen for the purpose of financing the fallowing of land, the production and harvesting of crops, and the purchase and production of feed for livestock. It prescribed that the amount which may be loaned to any one borrower should not exceed $200. This amount later was increased, by amendment, to $400 in the instance only of winter wheat loans. Improvement in fall planting conditions in western wheat areas, following the summer drought, prompted this additional financing.

Loans for crop production were secured by a first lien—or an agreement to give a first lien—on all crops of which the production or harvesting was financed, in whole or in part, by the proceeds of the loan. Loans disbursed for the purchase or production of feed for livestock are secured by a first lien upon the livestock to be fed.

Lending Policies

In administering the 1936 loan the Emergency Crop and Feed Loan Section followed the policy of giving preference to farmers whose cash requirements were small, or restricting loans to farmers who could not obtain credit from other sources, and of refusing further credit to farmer-borrowers who had not shown good faith in connection with former loans—specifically, who had made unauthorized use of the loan proceeds or had failed to repay when able to do so. These loans were limited to the actual amount needed by the applicant to finance his crop or livestock operations. This policy of limiting the loan to the actual amount needed—even in those cases where the prospective crop might support a larger loan—is followed for the best interests of the borrower as a means of returning him the sooner to a sound self-supporting basis.

Number and Amount of Loans

A marked reduction was made both in the number and volume of loans disbursed by the Emergency Crop and Feed Loan Section in 1936 over the figures established in recent years. In 1936, 189,587 loans for $16,621,280 were made; in 1935 the number of loans was 424,441 and the amount loaned was $57,419,915. This represents a reduction of 55.3 percent in the number and 71.1 percent in the dollar volume for 1936. Of the total amount loaned during the year,

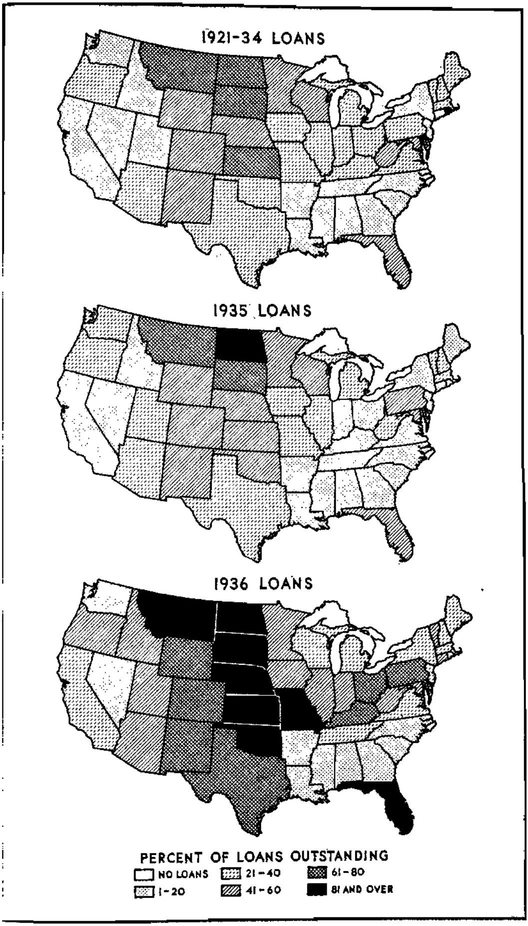

FIGURE 25.

ERCENT OF EMERGENCY CROP AND FEED LOANS OUTSTANDING ON

$12,952,700, or 78 percent, was advanced on loans made during the spring and summer and $3,668,580, or 22 percent, was advanced on winter wheat loans in the fall. The percentage of winter wheat loans in relation to total disbursements in 1936 was considerably higher than similar percentages in recent years. In 1934 this percentage stood at 22; in 1935 it was 9. Improvement in winter wheat planting conditions. which followed the crisis in drought areas, was responsible for the increased demand.

Collections

The percentage of 1936 crop and feed loans collected showed a marked improvement over previous years. On December 31, 1936, $8,685,889, or 52.3 percent, of the total amount of $16,621,280 disbursed in 1936 on these types of loans had been collected. In 1935 the percentage of collections was 37.9; in 1934, 46.5.

Of the 1936 loans which had matured by December 31, 1936, totaling $12,167,510, $8,656,824, or 71.1 percent, had been collected. In 1935 the percent collected on matured current loans by the close of the year was 41.7 percent and in 1934 62.2 percent.

The amount of money outstanding on 1936 loans at the close of the year was $7,935,391; $3,668,580 of this represented winter wheat loans which will not mature until the summer of 1937.

Secured (Crop and Feed) Loans, 1921–36

Crop and feed loans have been made by the Federal Government from 1921 to 1936; the total number of loans made during the period was 2,760,564; representing a volume of $304,501,755. From 1921 to 1931 these loans were authorized by act of Congress only in certain years and then to meet distressed conditions caused by flood or drought in certain areas of the Nation. However, beginning with 1931 the national economic disaster was added to so greatly by wide-spread drought that in that year seed and feed loans were extended to meet Nation-wide needs. They have so continued to the time of this report. The number of loans was comparatively small in the years preceding 1931; since that time the total number of loans, by years, was as follows:

1931	438, 756	1934	445, 189
1932	507, 631	1935	424, 441
1933	633, 586	1936	189, 587

The administration of crop and feed loans was transferred to the Farm Credit Administration on May 27, 1933. The above table ndicates that since the transfer there has been a continuous reduction

in the number of loans made annually. This reduction is in part due to an increased insistence on restricting loans to farmers who are unable to obtain credit from other sources and refusing further credit to previous borrowers who have not shown good faith. Another factor permitting a reduction in the number of loans has been the return of agriculture to prosperity

By reason of an initial loan, or through an improvement in their financial standing, many original applicants for a seed and feed loan have become self-supporting and are eligible for loans from production credit associations and private agencies. This circumstance is borne out by an analysis which shows a large turn-over each year in the individuals who apply for loans. Many who borrow in 1 year do not apply in the following year, but the number of new applicants each year is large The following tabulation shows the percentage of borrowers obtaining loans for the first time, respectively, in the years 1933–36 in relation to the total number of loans made during those years:

1933	62. 6	1935	37. 4
1934	45. 4	1936	29. 5

Collections

From the time crop and feed loans were first made in 1921 through 1936 they have always been on a secured basis, as already indicated.

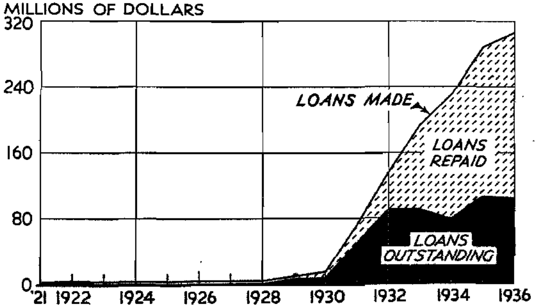

FIGURE 26.

EMERGENCY CROP AND FEED LOANS MADE AND OUTSTANDING 1921–36.

The emergency crop and feed loans outstanding for 1921–36 now amount to $104,489,929.

The number of loans secured by liens on livestock has been relatively few, of a total of 424,441 loans made in 1935 less than 6,500 were secured by livestock liens, and in 1936 only 1,920 of the total of 189,587 loans were so secured. Since a great majority of all loans closed has been secured by a lien on a crop to be planted, collections have been materially affected according to geographical distribution of the loans. In sections where crops were good and a cash market available, collections have been very satisfactory; in areas of partial or complete crop failure they have fallen off materially. Over the entire period, 1921–36, $200,633,851, or 65.9 percent of the total loan volume of $304,501,755 was repaid

Notwithstanding seriously depleted resources of farmers in wide areas of the country due to the drought in 1934 and 1936 there has been a material and steady liquidation of all past due loans. During the year just closed $10,373,837 represented collections on loans made in 1935 and prior years; approximately $800,000 of this amount was collections on loans made as far back as 1931. In 1936, $2,438,446 more money was collected than loaned. Total loans for the year amounted to $16,621,280; collections were $19,059,726.

Unsecured (Drought Relief) Loans, 1934–35

An act of Congress approved June 19, 1934, appropriated $525,000,000 to be allocated by the President for relief in drought-stricken areas. Of this sum $96,785,000 was ear-marked to the Governor of the Farm Credit Administration. Loans made by that organization were principally for the purpose of maintaining livestock in areas seriously affected by the drought. In accordance with the intent of Congress these loans were made on extremely liberal terms—in most instances on the borrower's unsecured note and a nondisturbance agreement to expire December 31, 1935, given by all holders of liens on the chattels and other livestock to be fed. When the appropriation expired June 30, 1935, 300,614 initial loans, aggregating $21,640,061, and 789,307 supplemental loans, totaling $50,368,479, had been made. All were to mature November 1, 1935.

Administrative Costs

The cost of handling the 1936 crop and feed loan, which included both the making and collecting of loans, was $645,005 for the year.

Interest withheld and collected on the 1936 crop and feed loans totaled $505,044 for the year, or $139,961 less than the 1936 loan administrative expenses. Interest to the date of maturity was collected on the 1936 loans at the time the loans were made.

At the beginning of the year 1,346,301 prior loans, including drought relief loans, were outstanding and at the close of the year 1,222,571

of these loans were outstanding, indicating that 123,730 of these loans had been paid in full during the year. The cost of collecting and servicing these prior loans during the year was $2,277,251.

Collections

Since, as indicated, loans under the drought-relief appropriation were made on extremely liberal terms, this circumstance has exercised a marked effect on collections. However, more than $3,000,000 of such loans was repaid before maturity.

The majority of loans under this appropriation was for the purpose of maintaining workstock and subsistence livestock belonging to crop farmers. Repayment on these loans, therefore, must come from any surplus remaining from crops after first liens on such crops have been satisfied. In point of volume the next largest class of loans comprises those for conserving the livestock of operators primarily engaged in livestock production.

Fewer livestock loans than crop loans were disbursed as has been indicated, but the average amount loaned on the former type was considerably larger. In practically all cases where loans were made for feeding livestock the chattels were already mortgaged—otherwise, the applicant would have been eligible for credit elsewhere. Collections on unsecured notes of livestock producers, therefore, must come from any equity remaining after satisfaction of these prior liens or from other resources of the borrower. As of December 31, 1936, $11,611,478, or 16.1 percent, of all drought relief loans made from July 3, 1934, to June 30, 1935, had been collected. Further statistical details as to collections on emergency crop and feed loans and drought relief loans, together with statements of condition, will be found in tables 56 to 63, inclusive, in the appendix.

AGRICULTURAL CREDIT CORPORATION STOCK PURCHASE LOANS

The Secretary of Agriculture was authorized by an act of February 14, 1931, to make loans to individuals for the purpose of assisting them to purchase stock in existing agricultural credit corporations and to assist in the formation of new corporations which would be qualified to rediscount borrowers' notes with the Federal intermediate credit banks. This act appropriated the sum of $20,000,000 to be used in part for this purpose. A second act, approved March 3, 1932, provided for the establishment of a $10,000,000 revolving fund for the same purpose.

From these two appropriations loans were made to 967 individuals for a total amount of $1,513,024, proceeds of which were used to pro-

vide a portion of the paid-in capital of 54 agricultural credit corporations and livestock loan companies.

Since May 27, 1933, the administration of these loans has been under the jurisdiction of the Governor of the Farm Credit Administration, having been transferred thereto by the provisions of the Executive order of March 27, 1933. The Farm Credit Administration has made no new loans from either of these appropriations Liquidation of the outstanding loans is being carried on as rapidly as practicable.

During the year 1936, 31 loans totaling $136,450 have been repaid in full, bringing the total of such loans on which payment in full has been made to 373 amounting to $808,119. Total collections of principal during the year amounted to $108,438, bringing the total of all repayments as of December 31, 1936, to $943,014, or 62.3 percent of the amount loaned. In addition to the collections on principal interest collections during the year amounted to $15,946. Payment of all loans in connection with 30 of the 54 corporations has been completed, leaving 24 corporations in which stockholders are still indebted on their capital stock notes.

ORGANIZATIONS IN LIQUIDATION

The body of this report has concerned itself so far with permanent credit units functioning under the Farm Credit Administration and those of a temporary character which, nevertheless, remain active in their particular field of rural credit. The following section is devoted to three which are in process of orderly liquidation.

REGIONAL AGRICULTURAL CREDIT CORPORATIONS

Paragraph e, section 201, title II, of Public, No. 302, Seventy-second Congress, commonly known as the Emergency Relief and Construction Act of 1932, authorized the Reconstruction Finance Corporation to create in any of the 12 Federal land bank districts a regional agricultural credit corporation with a paid up capital of not less than $3,000,000. In each of the 12 land bank districts regional agricultural credit corporations were set up in accordance with the provisions of this act. These corporations were created to meet the pressing demand for short-term credit, particularly in the livestock industry.

Liquidation of Existing Organizations

The Executive order effective May 27, 1933, transferred certain features of the regional agricultural credit corporations to the direction of the Farm Credit Administration. The regional agricultural

credit corporations were placed in orderly liquidation May 1, 1934, after the permanent production credit associations were organized to fill the place they had occupied in the emergency.

On May 1, 1934, outstanding loans totaled $144,671,174. From that date to December 31, 1936, outstanding loans have been reduced $119,383,414, or 82.5 percent. As of December 31, 1936, outstanding loans amounted to $25,287,760.

When the regional agricultural credit corporations were placed in liquidation there were 12 principal offices and 21 branches. On June 1, 1936, the remaining business of 6 of the 12 principal offices was concentrated at Washington, D. C. There still remain west of the Mississippi River six principal offices—one in each of the Federal land bank districts—and six branches.

The original paid-in capital of the regional agricultural credit corporations was $44,500,000. In 1935, $10,000,000 of the capital was repaid and in 1936, $19,500,000; making a return of $29,500,000 of the original subscribed capital.

Progress in Liquidation

From organization late in 1932 to December 31, 1936, regional agricultural credit corporations made loans, exclusive of renewals, to farmers and stockmen aggregating $316,949,880. As of December 31, 1936, $25,287,760, or 8 percent of the total amount advanced, was outstanding. From organization to December 31, 1936, repayments on loans aggregated $290,475,578.

Although the regional agricultural credit corporations were placed in liquidation, it has been their policy in those cases where the borrowers have operated in good faith and, for valid reasons, have been unable to liquidate or transfer their indebtedness to permanent lending agencies on a reasonable basis, to supply additional credit. Most of the additional advances have been made in the western livestock areas where severe drought in 1934 and 1936 materially interfered with the program of liquidation. The new advances aggregated $55,949,647 from May 1, 1934, to December 31, 1936.

In the process of liquidation it has been necessary for the regional agricultural credit corporations to acquire title to a certain amount of mortgaged security. From organization to December 31, 1936, the corporations have acquired title to property to the amount of $400,730, of which they have disposed of all except $23,630.

Losses through charge-offs, where all present sources of liquidation have been exhausted, and losses caused by acquiring title to property, from organization to date, total $993,829, or three-tenths of 1 percent of the entire amount loaned.

The outstanding loans of the regional agricultural credit corporations are periodically appraised and classified and reserves for undeter-

mined losses established in all corporations. Reserves as of December 31, 1936, total $4,548,447.

Sources of Repayment

Of the total amount of repayments received during the period of liquidation, May 1, 1934, to December 31, 1936, 70.1 percent represented liquidation of accounts by payments from borrowers. Approximately 29.9 percent was paid through the purchase of loans by production credit associations and other private lending ageneics. Detailed information as to the sources of repayments is given in table 66 in the appendix.

Capital Stock

The capital stock of each corporation as originally created and as of December 31, 1936, is shown in the following table:

Regional Agricultural Credit Corporation of—	Paid-in capital Dec. 31, 1934	Net decrease during 1935 and 1936	Paid-in capital Dec. 31, 1936
Albany, N. Y., at Washington	$650,000	$525,000	$125,000
Baltimore, Md., at Washington	150,000	125,000	25,000
Raleigh, N. C., at Washington	275,000	250,000	25,000
Columbus, Ohio, at Washington	325,000	300,000	25,000
Jackson, Miss., at Washington	250,000	225,000	25,000
St. Louis, Mo., at Washington	25,000	----------	25,000
Minneapolis, Minn	10,800,000	2,700,000	8,100,000
Sioux City, Iowa	10,025,000	9,125,000	900,000
Wichita, Kans	7,000,000	5,200,000	1,800,000
Fort Worth, Tex., at Houston	3,500,000	2,250,000	1,250,000
Salt Lake City, Utah, at Oakland	4,500,000	3,600,000	900,000
Spokane, Wash., at Helena	7,000,000	5,200,000	1,800,000
Total	44,500,000	29,500,000	15,000,000

A consolidated financial statement of the regional agricultural credit corporations is given in table 67 of the appendix.

Reduction of Offices and Personnel

As liquidation has progressed, it has been possible to conduct the operations of six of the principal offices with a small office staff in Washington. Regional agricultural credit corporations continue to function at Minneapolis, Sioux City, Wichita, Houston, Salt Lake City and Helena. Branch offices are located at Omaha, Cheyenne, Denver, Santa Fe, Boise, and Portland. Temporary suboffices are maintained at Harlingen and San Angelo, Tex., and at Oakland, Calif.

With the rapid progress in liquidation, a corresponding reduction has been made in the personnel and operating expense. In reducing

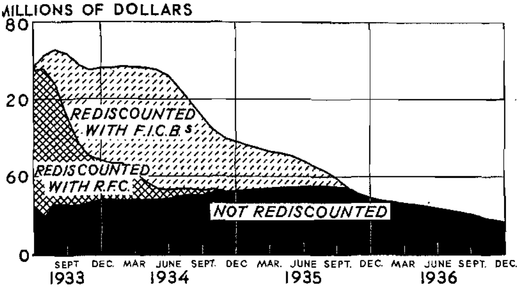

FIGURE 27.

LOANS OUTSTANDING BY SOURCE OF LOAN FUNDS.

e Regional Agricultural Credit Corporations no longer have any loans discounted with .he Reconstruction Finance Corporation or the Federal Intermediate Credit Banks. In ıddition to carrying their outstanding loans from their capital funds, they have returned 529,500,000 of their original capital to the Reconstruction Finance Corporation.

rsonnel an effort has been made to assist worthy employees in taining positions with other agencies. On December 31, 1934, the rporations had 1,415 full-time employees and 935 per diem inspec-:s. This number had been reduced to 442 full-time employees and 8 per diem inspectors as of December 31, 1936.

GRICULTURAL MARKETING ACT REVOLVING FUND

Pursuant to Executive order, the Farm Credit Administration, on ay 27, 1933, succeeded to the functions of the Federal Farm Board d the administration of the revolving fund of $500,000,000 authorized · the Agricultural Marketing Act of June 15, 1929, for use by the ·deral Farm Board in making loans to farmers' cooperative asso-ıtions and to stabilization corporations. Following the establish-ənt of the Central Bank for Cooperatives and the 12 district banks : cooperatives, created under the Farm Credit Act of 1933, lending ·erations from this fund were curtailed. There are, however, many ıns drawn from this fund by cooperatives still outstanding which e being serviced.

PROGRESS IN LIQUIDATION

During the year 1936 repayments to the fund aggregated $14,546,354. ' this amount $28,516 resulted from the application of proceeds of ıns made by the banks for cooperatives to refinance indebtedness of

borrowers from the fund, $2,791,682 represented credits to accounts of borrowers by reason of the acquistion of property, and $210 represented repayment on loans charged off prior to January 1, 1936. During the year advances to farmers' cooperatives were made aggregating $20,449,466. The net increase in loans outstanding was $5,903,322.

The Grain Stabilization Corporation and the Cotton Stabilization Corporation, though both have been dissolved, still remain legally alive for 3 years from the time of dissolution, for the purposes only of collecting claims and paying debts. Against both these institutions still lie some claims and receivables to be collected. Among the latter are notes representing an indebtedness on the part of the German Government for the purchase of wheat from the Grain Stabilization Corporation. These notes were assigned as security to the Farm Credit Administration by the Federal Farm Board, which had made the loans to the Corporation. On December 31, 1936, the balance due on notes of the German Government was $2,661,309.

Loans Compromised

The obligations of eight cooperative associations resulting from loans made by the Federal Farm Board have heretofore been settled by the Secretary of the Treasury, in accordance with statutory provisions providing therefor, and during the year ending December 31, 1936, obligations of Farmers' National Grain Corporation were settled in the same manner.

Subscription to Stock in Banks for Cooperatives

During 1936, as a result of the decrease in the capital stock of the Central Bank for Cooperatives, deposits aggregating $18,000,000 were made in the revolving fund, from which fund payments on subscriptions to the capital stock of the district banks for cooperatives are made by the Governor of the Farm Credit Administration pursuant to the Farm Credit Act of 1933. During the year the capital stock of the 12 district banks for cooperatives was increased, and disbursements from the revolving fund for the purchase of capital stock of all banks for cooperatives for the period aggregated $21,500,000.

Loans Outstanding

Loans from the revolving fund in the sum of $121,761,863 were outstanding on December 31, 1936, compared with outstanding loans of $466,242,668 as of the close of May 26, 1933, the day preceding the effective date of the Executive order by which the Farm Credit Administration succeeded to the functions of the Federal Farm Board.

.e amount of loans outstanding on December 31, 1936, comprised .ns to the Grain Stabilization Corporation aggregating $68,007,480 d loans to cooperative associations in the sum of $53,754,383. e amount of loans to cooperative associations included $44,507,687 *rchandising loans, $1,626,616 commodity loans, and $7,620,080* ility loans.

Additional data regarding operations and a statement of condition the fund are set forth in tables 68 to 70 of the appendix.

JOINT STOCK LAND BANKS

The joint stock land banks are in process of liquidation in accordance :h the provisions of the Emergency Farm Mortgage Act of 1933. .or to the approval of this act on May 12, 1933, these banks were thorized to make long-term amortized first mortgage loans on farm .l estate from funds obtained primarily from the sale of bonds to ; investing public. The Emergency Farm Mortgage Act, however, pulated that after it became effective none of these banks should ue any tax-exempt bonds or make any farm loans except such as)uld be necessary and incidental to the financing of existing loans bond issues or to the sale of any real estate owned or acquired by ; banks. The same act provided that $100,000,000 be made avail- le to the Land Bank Commissioner for a period of 2 years for the pur- se of making loans to the joint stock land banks to assist in their lerly liquidation. The Farm Credit Act of 1935 extended this :iod by an additional 2 years.

Joint stock land banks were chartered under authority of the Federal rm Loan Act, approved July 17, 1916. They are privately capital- d institutions and managed by officers who are chosen by boards of *ectors elected by stockholders. The Farm Credit Administration* :rcises general supervisory authority over the banks and directs the uidation of the joint stock land banks in receivership. On Decem- : 31, 1936, 5 banks were being liquidated by receivers appointed the Farm Credit Administration, while 42 were being liquidated by :ir own managements. Another bank, the Northwest Joint Stock nd Bank of Portland, Oreg., which has been in voluntary liquidation ce 1925, has only a few remaining assets; data regarding its opera- ns are not included in the published reports of the Farm Credit ministration.

Progress in Liquidation

The 42 banks not in receivership have liquidated approximately e-half of the assets owned at the time the legislation requiring liqui- tion was enacted. On May 1, 1933, total assets of these banks

1936, was $237,407,432, a reduction in 3 years and 8 months of $248,742,740, or 51.2 percent. Of the 42 banks, 3 have liquidated 75 percent or more of the assets owned on May 1, 1933, 18 have liquidated from 50 to 75 percent, and the remaining 21 have liquidated less than one-half of their assets.

The proceeds obtained from liquidation of assets have been used mainly for the purpose of retiring the secured indebtedness of the banks. Bonds and notes payable have been reduced from $414,307,000 on May 1, 1933, to $174,391,576 on December 31, 1936, a reduction of $239,915,424, or 57.9 percent. Eleven banks have reduced by 75 percent or more the total amount of bonds and notes payable outstanding at the beginning of this period; 19 have paid from 50 to 75 percent; and the balance, or 12, have paid less than 50 percent.

The total reduction of gross assets during 1936 amounted to $37,629,695, or 13.7 percent of the assets on hand at the beginning of the year, as compared with reductions of $73,745,387, or 21.1 percent, during 1935, and $109,177,404, or 23.8 percent, during 1934. The rate of liquidation during 1936 varied widely among the banks, ranging from a temporary increase of 5.6 percent arising from borrowed funds on hand to a decrease of 72.7 percent.

The slower rate of liquidation for most banks during the past year was due to the smaller amount of loans refinanced by, or sold to, the Federal land banks and the Land Bank Commissioner. The large volume of such refinancing during 1933, 1934, and the early part of 1935 liquidated most of the loans of joint stock land banks which

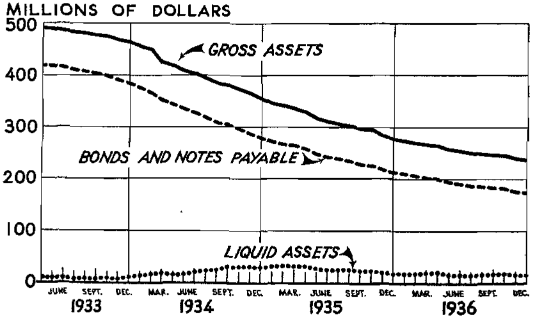

FIGURE 28.

PROGRESS IN LIQUIDATION.

Joint Stock Land Bank gross assets and bonds and notes payable continued to decline in 1936.

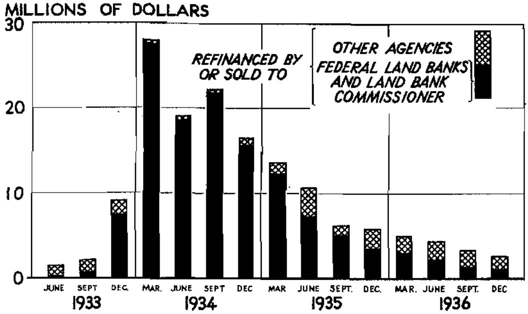

FIGURE 29.

LOANS REFINANCED OR SOLD BY BANKS NOT IN RECEIVERSHIP.

A large volume of Joint Stock Land Bank loans have been refinanced by the Land Bank and Land Bank Commissioner loans, or sold to the Federal Land Banks.

apparently were eligible for refinancing by these institutions and for which applications had been submitted by borrowers. As a result of the decline in the volume of refinancing by the Federal land banks and the Land Bank Commissioner, the amount refinanced by, or sold to, other agencies exceeded the liquidation through the Federal land banks and the Land Bank Commissioner in the latter half of 1936.

While the total volume of joint stock land bank loans refinanced or sold was less than the year before, the recoveries made showed substantial improvement. The following table summarizes, by years, the amounts of loans refinanced and sold by joint stock land banks and the recoveries made in such liquidation:

Investment and recovery on loans sold or refinanced 1934, 1935, and 1936

	1934	1935	1936
Refinanced by, or sold to, Federal land banks or Land Bank Commissioner:			
Investment	$90, 973, 254	$31, 767, 763	$7, 767, 686
Recovery	$83, 592, 196	$28, 383, 161	$7, 524, 236
Percent of investment recovered	91.9	89.3	96.9
Refinanced by, or sold to, other agencies:			
Investment	$2, 557, 227	$8, 525, 724	$8, 435, 236
Recovery	$2, 276, 066	$8, 336, 602	$8, 199, 154
Percent of investment recovered	89.0	97.8	97.2
Total:			
Investment	$93, 530, 481	$40, 293, 487	$16, 202, 922
Recovery	$85, 868, 262	$36, 719, 763	$15, 723, 390
Percent of investment recovered	91.8	91.1	97.0

Of the net decrease in the amount of mortgage loans during 1936, 11.8 percent resulted from loans sold, refinanced or paid in full. Amortization and other principal payments on loans accounted for 2.9 percent of the reduction. Foreclosures and acceptance of deeds in lieu of foreclosure caused a reduction of 8.1 percent. The remainder of the reduction of 0.1 percent resulted from charge-offs and other adjustments. Similar details concerning the reduction in loans outstanding for each bank may be found in table 73 of the appendix.

Sales of real estate and sheriffs' certificates were greater than the additions to such assets resulting from foreclosure and acceptance of deeds; these net assets therefore decreased $1,928,108, or 3.6 percent, during the year. The amount of new purchase money mortgages and real estate sales contracts obtained in the sale of real estate was greater than the cash liquidation of such mortgages and contracts, with the result these net assets increased by $4,880,109, or 27.6 percent. Cash and securities on hand also increased by $719,528, or 3.4 percent; but other net assets declined by $1,502,129, or 26.0 percent.

The following table indicates changes in the net assets and liabilities of the joint stock land banks during 1935 and 1936:

Change in assets and liabilities during 1935 and 1936, excluding banks in receivership

[In thousands of dollars]

Item	Amount outstanding		Amount of change during year		Percent change during year	
	Dec. 31, 1935	Dec. 31, 1936	1935	1936	1935	1936
ASSETS [1]						
Mortgage loans	163,680	126,517	−66,588	−37,163	−28.9	−22.7
Purchase money mortgages, contracts, etc	17,706	22,586	3,866	4,880	27.9	27.6
Cash and securities	21,022	21,741	−11,951	719	−36.2	3.4
Real estate, sheriffs' certificates, etc	52,926	50,998	4,936	−1,928	10.3	−3.6
Other assets	5,784	4,282	−1,389	−1,502	−19.4	−26.0
Total	261,118	220,124	−71,226	−34,094	−21.4	−13.4
LIABILITIES						
Bonds	202,399	165,010	−64,603	−37,389	−24.2	−18.5
Notes payable	7,273	9,382	−1,564	2,109	−17.7	29.0
Miscellaneous liabilities	6,365	7,422	−2,257	1,057	−26.2	16.6
Capital stock and paid-in surplus	37,182	37,103	−416	−79	−1.1	−.2
Earned surplus, reserves and undivided profits	7,899	7,207	−2,386	−692	−23.2	−8.8
Total	261,118	226,124	−71,226	−34,994	−21.4	−13.4

[1] The amounts of assets in this table are net after deducting reserves and therefore may differ from figures on gross assets appearing elsewhere in this report.

Tables 71 and 72 in the appendix show for individual banks the changes in total assets and bonds and notes payable as well as the

ımong the liabilities the amount of farm loan bonds outstanding reased $37,388,658, or 18.5 percent, during 1936, while notes pay-e increased $2,108,456, or 29 percent. A number of banks obtained ns from the Reconstruction Finance Corporation, Land Bank nmissioner, or commercial banks, the proceeds of which were d primarily for the purpose of retiring bonds. There was a net uction, however, during the year in the total of bonds and notes able of $35,280,203, or 16.8 percent, as compared with a reduction otal assets of $37,629,695, or 13.7 percent. Among the various ıks the net reduction in secured obligations outstanding ranged n a temporary increase of 3.8 percent arising from borrowings for purpose of retiring bonds to a decrease of 96.6 percent.

Real Estate

oint stock land banks made better recoveries in 1936 on real ite and sheriffs' certificates liquidated than during 1935. On the s made in 1936 the prices received averaged 92.9 percent of the ıks' investment and 108.9 percent of the carrying value. The responding recoveries during 1935 averaged 87.4 percent of invest-ıt and 100.9 percent of carrying value. The number of units osed of, however, was less in 1936. A total of 2,965 farms and riffs' certificates and 627 parts of farms, representing an investment 19,821,988 and a carrying value of $16,909,275, was sold during year. Such sales amounted to $18,420,100. In 1935, 3,117 le units and 510 parts of farms were sold for $18,075,431.

cquisitions of real estate declined by 34.9 percent during the year. otal of 2,296 units representing an investment of $15,548,382 was uired during 1936, while 3,697 farms and sheriffs' certificates with investment of $23,899,085 were acquired in 1935.

n December 31, 1936, the 42 banks owned 8,465 farms and riffs' certificates. The banks' investment in these properties lled $67,414,498, but they were carried at $56,174,853. Further ails regarding real estate owned, acquired, and disposed of by ıt stock land banks are given in tables 77 to 79 of the appendix.

Bond Operations

t the beginning of the period of liquidation, bonds of all joint k land banks were quoted in the market at substantial discounts; prices of all bonds averaged 45.5 percent of par on April 30, 1933. reafter, market values gradually advanced until at the close of 5 an average of 99.8 percent of par was reached. This level of es continued throughout 1936, with the result that banks had tively little opportunity during the year to purchase bonds below

par and thus obtain discounts against which they could offset operating deficiencies and losses arising from liquidation of assets.

A number of the banks, however, took advantage of the favorable condition of the bond market and issued refunding bonds bearing interest rates ranging from 2 to 3½ percent. They used the proceeds, together with funds accumulated from the liquidation of assets, to retire outstanding bonds bearing higher rates of interest. Joint stock land banks may not issue bonds unless all their outstanding bonds are secured by at least an equal amount of approved mortgages, United States Government obligations, direct or fully guaranteed, and/or cash. During the year seven banks placed themselves in a position to issue bonds by obtaining loans on the security of ineligible assets. Proceeds of these loans were used to retire sufficient bonds to make the remaining bonds outstanding secured wholly by eligible assets, thus permitting the issue of refunding bonds. Several other banks already were on a fully eligible collateral basis. A total of nine banks issued refunding bonds during the year in the aggregate amount of $12,885,000.

A total of 22 banks called $31,246,160 of bonds at par during 1936. This number included banks which called bonds in connection with refunding operations and also several banks which did not issue bonds but which borrowed additional funds at lower rates of interest than the banks were paying on their outstanding bonds. In addition to those called for redemption, bonds were purchased in the market from

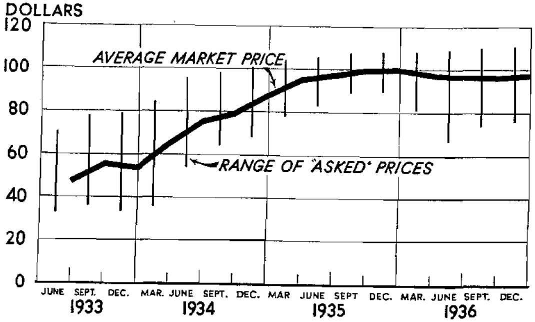

FIGURE 30.

AVERAGE QUARTERLY MARKET PRICE AND RANGE OF ASKED PRICES FOR BONDS.

The average market price of the Joint Stock Land Bank bonds has shown a slight decrease in 1936.

ime to time by various banks having funds available for that purpose. 'otal retirements of bonds by all banks, arising either from call or rom purchase, aggregated $51,498,159. These operations enabled anks to utilize more effectively cash and securities on hand which 'ere earning less than the rate of interest on their bonds.

The following summarizes the changes in the outstanding bonds of oint stock land banks during 1936:

utstanding Dec. 31, 1935:		
In hands of investors	$198, 832, 476	
Banks' own bonds on hand	4, 595, 590	
		$203, 428, 066
ssued during 1936		12, 885, 000
Total		216, 313, 066
etired during 1936		51, 498, 159
utstanding Dec. 31, 1936:		
In hands of investors	$160, 541, 117	
Banks' own bonds on hand	4, 273, 790	
		164, 814, 907

Table 80 shows by banks the bonds issued and retired during 1936 nd outstanding December 31, 1936.

Financial Condition

On December 31, 1936, the 42 banks had 30,380 mortgage loans in he aggregate unpaid principal of $126,675,667, constituting 53.4 perent of the banks' total assets. Of the loans in force, $36,609,552, or 8.9 percent, had delinquent installments as compared with 39.3 perent of loans outstanding on December 31, 1935, which were delinuent. A part of this improvement in the condition of the loans esulted from the elimination of delinquent mortgages by foreclosure r voluntary deed.

Other interest bearing assets on hand December 31, 1936, consisted f purchase money mortgages, real estate sales contracts, and notes eceivable in the gross amount of $25,360,063, or 10.7 percent of the otal assets. Of these assets 19.4 percent were delinquent. Cash and ecurities on hand aggregated $21,740,928, or 9.2 percent of assets. 'he total of all cash and interest bearing securities, loans, mortgages, ontracts, and notes constituted 73.1 percent of all assets on that date s compared with 74.5 percent at the beginning of the year. At the ear's end, real estate, sheriffs' certificates, and judgments comprised 3.7 percent of the banks' assets, which represented an increase from 1.7 percent on December 31, 1935.

Although a number of banks improved their earning position hrough the refinancing of high interest rate bonds with lower rate onds or loans, the relatively large proportion of the assets consisting f real estate, sheriffs' certificates, judgments, and delinquent loans

caused 32 banks to operate at a cash loss during the year. The total cash operating income received by the 42 banks during 1936 from mortgages, securities, real estate, and other sources amounted to $13,613,771, while the interest and operating expenses of the banks required the disbursement of $15,335,720, resulting in a net cash operating loss of $1,721,949.

The Farm Credit Administration approved dividends declared by two banks during 1936. The Pacific Coast Joint Stock Land Bank of Salt Lake City, on February 1 and August 1, 1936, paid a total of $100 on each share, which has a par value of $100. On August 5, 1936, the Union Trust Joint Stock Land Bank of Indianapolis declared a dividend of $20, or 20 percent, on each share. The Farm Credit Administration also authorized the Dallas Joint Stock Land Bank of Dallas, Tex., to distribute a dividend of 1 percent on each share of stock for payment of which the bank had become liable during the year 1931. Table 75 in the appendix shows the condition of the loans, purchase money mortgages, sales contracts, and notes receivable of each bank not in receivership on December 31, 1936, while a condensed statement of condition of each bank appears in table 81.

Loans From the Land Bank Commissioner

Loans to joint stock land banks by the Land Bank Commissioner under sections 30 and 31 of the Emergency Farm Mortgage Act of 1933, as amended by the Farm Credit Act of 1935, may be made until May 13, 1937. It was contemplated in the act that loans under section 30 would be made to aid the orderly liquidation of banks in accordance with plans which may be approved by the Land Bank Commissioner, while the principal purpose of loans under section 31 would be to secure the postponement of the foreclosure of mortgages.

As amended, section 30 (b) provides that the borrowing bank must agree to grant a reduction in the interest rate on first mortgage loans to 5 percent per year and that—during a period of 2 years from June 3, 1935—it will not proceed against the borrower on account of default in the payment of interest or principal. Nor will the borrowing bank foreclose its mortgage unless the mortgaged property is abandoned or unless, in the opinion of the Land Bank Commissioner, such foreclosure is necessary for other reasons.

A bank obtaining a loan under section 31 of the act must likewise agree that until May 13, 1937, it will not foreclose any mortgage with respect to which the loan is made unless the mortgaged property is abandoned or unless in the opinion of the Land Bank Commissioner such foreclosure is necessary for other reasons. Furthermore, during

xcess of 4 percent per annum on the aggregate amount of delinuencies with respect to which the loan is obtained. No reduction in iterest rate on first mortgage loans is required in connection with ans under section 31.

None of the banks has applied for loans under section 30 of the ct. A total of $2,007,680 has been loaned by the Land Bank Comissioner to joint stock land banks under section 31 of the act, 99,853 of which was loaned to two banks during 1936. On Decemer 31, 1936, the outstanding unpaid principal of these loans was 177,412. All other loans obtained under section 31 prior to the ate of enactment of the Farm Credit Act of 1935 were refunded nder the provisions of section 31 as amended by that act in order extend to the owners of the mortgaged properties the benefits ntemplated.

OINT STOCK LAND BANKS IN RECEIVERSHIP

Eight of these institutions have been liquidated or are in process f liquidation under receiverships. Of this number five are still in rocess of liquidation, two of which were placed in receivership uring 1936. On May 1, 1936, because of default in the payment of iterest on outstanding bonds, the Land Bank Commissioner placed ie Oregon-Washington Joint Stock Land Bank of Portland in ceivership. The Burlington Joint Stock Land Bank of Des Moines as similarly dealt with December 12 because of its failure to meet a ll for additional collateral made by the Commissioner.

Progress in Liquidation

The three banks which were in receivership at the beginning of ie year—those in Minneapolis, St. Louis, and Chicago—had assets her than cash and readily marketable securities in the total book nount of $86,599,797 at the time receivers were appointed in 1932. n December 31, 1935, these assets had been reduced by $54,370,007 $32,229,790, or 62.8 percent of the amount outstanding on the ates of receivership. During 1936 a further reduction of $7,667,320 as effected, bringing total assets exclusive of cash and securities on and on December 31, 1936, to $24,562,470, which was 28.4 percent the amount at the beginning of liquidation. The Oregon-Washgton Joint Stock Land Bank had total assets other than cash and curities of $2,243,258 on May 1, 1936, the date of receivership. he amount on hand December 31, 1936, was $2,060,586, or 91.9 rcent of the amount on May 1. The Burlington Joint Stock Land

cash and readily marketable securities still on hand December 31, 1936, in the five receiverships was $3,798,826.

The progress made in liquidation during 1936 by the five receivers is indicated in the following summary:

Reduction of assets of joint stock land banks in receivership during 1936

Assets	Book amount Dec. 31		Decrease during 1936	
	1935 [1]	1936	Amount	Percent
Mortgage loans	$11,518,244	$6,822,899	$4,695,345	40.8
Purchase money mortgages and contracts	4,796,344	3,927,862	868,482	18.1
Real estate, sheriffs' certificates, etc	18,624,429	16,606,301	2,018,128	10.8
Other assets except cash and securities	295,567	114,528	181,039	61.3
Total	*35,234,584*	*27,471,590*	*7,762,994*	*22.0*
Cash and securities	5,263,906	3,798,826	1,465,080	27.8
Grand total	40,498,490	31,270,416	9,228,074	22.8

[1] As of May 1, 1936, in the case of Oregon-Washington Joint Stock Land Bank and as of Dec. 12, 1936, in case of Burlington Joint Stock Land Bank.

Mortgage loans were reduced during the year by the five receivers in the amount of $4,695,345, or 40.8 percent. Of this reduction, $2,955,256 resulted from the sale or refinancing of loans representing an investment of $3,300,711. As in the case of the other joint stock land banks, liquidation of loans has been facilitated through the lending operations of the Federal land banks and the Land Bank Commissioner. The amounts of loans liquidated in this manner and through other agencies and the recoveries obtained during 1936 are summarized in the following table:

Investment in and amount recovered from loans sold or refinanced during 1936

Disposal	Investment	Amount recovered	Percent of investment recovered
Refinanced by or sold to Federal land banks and Land Bank Commissioner	$1,189,627	$1,060,057	89.1
Refinanced by or sold to others	2,111,084	1,895,199	89.8
Total	3,300,711	2,955,256	89.5

During the year 552 farms and sheriffs' certificates and 56 parts of farms representing a book value of $4,135,979 were sold by the five receivers. The total consideration received was $3,332,062, or 80.6 percent of the book value.

Further details about loans sold or refinanced and real estate and sheriffs' certificates owned are given in tables 76 to 79, inclusive, of the appendix.

Southern Minnesota Joint Stock Land Bank Receivership

The Southern Minnesota Joint Stock Land Bank of Minneapolis was originally chartered in 1919 under the corporate name of Southern Minnesota Joint Stock Land Bank of Redwood Falls, Minn., where it was then located. In 1923, this bank acquired the assets and assumed the liabilities of the First Joint Stock Land Bank of Minneapolis and in 1926 its principal office was moved to Minneapolis and its corporate name was changed to the Southern Minnesota Joint Land Bank of Minneapolis. At the time the bank was placed in receivership it had farm loan bonds outstanding in the aggregate amount of $21,038,700. A first dividend of 20 percent of the bond obligations of the bank was declared on January 14, 1935, and a second dividend of 10 percent was declared on September 17, 1935. These dividends which totaled $6,477,386 were declared from proceeds of liquidated assets pledged as security for farm loan bonds issued or assumed by the bank. The dividends were payable to holders of receivers' certificates registered on the books of the receivership as of January 31 and September 30, 1935, respectively. Holders of bond obligations of the bank who had not made delivery to the receiver and proved their claims prior to January 31, 1935, will be paid the dividend as, when, and if their proofs of claim are duly filed.

A statement of the condition of the bank as of December 31, 1936, will be found in table 86 of the appendix to this report.

St. Louis Joint Stock Land Bank Receivership

The St. Louis Joint Stock Land Bank was chartered in 1922. In 1925 it acquired the assets and assumed the liabilities of the Central Illinois Joint Stock Land Bank of Greenville and the Southeast Missouri Joint Stock Land Bank of Cape Girardeau. When the bank was placed in receivership it had farm loan bonds outstanding in the amount of $18,134,500.

On May 1, 1935, the first dividend of 20 percent was declared and ordered to be paid to the holders of receivers' certificates registered on the books of the receivership at the close of business on May 15,

January 25 and November 28, 1936, respectively. The total amount of these dividends is $7,365,882. Holders of bond obligations of the bank who have not delivered their bonds to the receiver and proved their claims will be paid the dividends when their proofs of claim are duly filed.

The bondholders' protective committee of the St. Louis Joint Stock Land Bank published a plan on October 16, 1934, under which the committee proposed to take over and liquidate the bank's assets. This plan, which was described in the Second Annual Report of the Farm Credit Administration, has not yet become operative because a sufficient percentage of the outstanding bonds issued or assumed by the bank has not been deposited with the committee. The time for depositing bonds has been extended to November 15, 1937.

A statement of the condition as of December 31, 1936, will be found in table 86 of the appendix.

Chicago Joint Stock Land Bank Receivership

The corporate name of the Chicago Joint Stock Land Bank when originally chartered in 1917 was the First Joint Stock Land Bank of Chicago. The name of the bank was changed in 1922 to the Chicago Joint Stock Land Bank of Chicago and in 1929 the name was again changed to Chicago Joint Stock Land Bank. At the time the receiver was appointed the bank had farm loan bonds outstanding in the amount of $42,724,100. Following the initial dividend of 30 percent of the bond obligations of the bank declared September 14, 1934, three successive dividends of 10 percent each were declared during 1935 and two of 5 percent each during 1936.

These dividends, which totaled $30,524,710, were declared from proceeds obtained in liquidating assets pledged as security for farm-loan bonds issued. The above-mentioned dividends were payable on bond obligations of the bank which had not matured prior to October 1, 1932. In addition to the foregoing dividends a first and final dividend in the amount of $44,754—which amount is equal to unpaid coupons matured prior to October 1, 1932, appertaining to bonds of the bank—was declared March 8, 1935, out of funds set aside in trust by the bank prior to receivership for the payment of such coupons. This dividend was payable to the registered holders of the certificates issued by the receiver whose names appeared upon the books of the receiver at the close of business on March 15, 1935. Holders of bond obligations of the bank who have not made delivery to the receiver and proved their claims will receive the dividend, or dividends, to which they are entitled when they make proof of their claims.

d in

Oregon-Washington Joint Stock Land Bank Receivership

The Oregon-Washington Joint Stock Land Bank of Portland, which was placed in receivership on May 1, 1936, was chartered in 1922. On the date of receivership the bank had farm loan bonds outstanding in the aggregate amount of $2,038,500. Bondholders and other creditors will be requested to file proper proofs of claims with the receiver. A statement of condition of the receivership as of December 31, 1936, is included in table 86 in the appendix.

Burlington Joint Stock Land Bank Receivership

The Burlington Joint Stock Land Bank of Des Moines was chartered in 1923. At the time it was placed in receivership on December 12, 1936, it had farm loan bonds outstanding in the total amount of $667,400. Since the receiver, Mr. John B. Gallagher, is also receiver of the Chicago Joint Stock Land Bank, the files and records of the receivership were transferred to Chicago and the administration of the two receiverships will be handled from the same office, located at 134 South La Salle Street. As soon as practicable the receiver will issue a call to bondholders and other creditors for the filing of proofs of claims against the bank. A statement of condition of the receivership as of December 31, 1936, is included in table 86 in the appendix.

THE WASHINGTON OFFICE OF THE FARM CREDIT ADMINISTRATION

Before Executive Order No. 6084 and the Farm Credit Act of 1933 brought the fully equipped Farm Credit Administration into operation, administration of the various existing governmental instrumentalities dealing with agricultural credit was distributed among several independent Government boards. These numbered the Federal Farm Board; Federal Farm Loan Board; the board of directors of the Reconstruction Finance Corporation dealing with regional agricultural credit corporations; and the Secretary of Agriculture, under whom emergency crop and feed loan disbursements were administered. All of these scattered boards and powers of directorate were transferred to the Farm Credit Administration and its Governor by the Executive order. The Farm Credit Acts of 1933 and 1935 added the functions pertaining to production credit corporations and associations and banks for cooperatives.

Associated with the Governor on the executive staff of the Farm Credit Administration in Washington are two Deputy Governors, one of whom is designated the Deputy Governor in Charge of Finance; the Land Bank Commissioner; the Intermediate Credit Com-

missioner; the Production Credit Commissioner; the Cooperative Bank Commissioner; the General Counsel; the Executive Officer; the directors of Information and Extension, of the Regional Agricultural Credit Division and of the Emergency Crop and Feed Loan Section; the Chief Examiner, and the Comptroller. The two Deputy Governors assist the Governor in the general administration not only of the Farm Credit Administration's central offices in Washington, but of the 12 regional offices. In addition to his general administrative duties, the Deputy Governor in Charge of Finance supervises the work of the Division of Finance and Research. Other members of the staff are responsible for specific divisions of work.

SUPERVISORY DIVISIONS

Foremost among the divisions are those applying to the permanent farm credit organizations, over each of which there is a commissioner. The Land Bank Commissioner has supervision over the operations of the Land Bank Division. Activities in this Division embrace not only the work of the 12 Federal land banks but the making of Land Bank Commissioner loans; and the Division maintains supervisory authority over the joint stock land banks. The province of the Production Credit Division is the 12 production credit corporations and supervision of the emergency crop loan offices through the Emergency Crop and Feed Loan Section. The functions of the Intermediate Credit Division pertain to the activities of the 12 Federal intermediate credit banks. The Cooperative Division embraces the activities of the banks for cooperatives, supervises the activities of its Research, Service, and Educational Section, and handles loans made from the Agricultural Marketing Act revolving fund. A temporary Regional Agricultural Credit Division supervises the activities of the corporations' liquidating offices throughout the 12 districts.

The Credit Union Section, on behalf of the Governor of the Farm Credit Administration, charters local Federal credit unions, approves their bylaws, and prescribes regulations for their operations.

For purposes of more capable sharing of the work and to avoid duplication of effort the Governor has established five service divisions. These are discussed in order.

ADMINISTRATIVE DIVISION

The Administrative Division provides general services for the Washington office, such as correspondence, stenographic, visé, purchase and supply, general files, library, telephone, graphic and photographic, and duplicating. It also provides personnel and planning services for the entire Washington office and directs or supervises such services in the district offices.

PERSONNEL

The Personnel Office renders services for all units of the Farm Credit Administration and for the banks and corporations under its jurisdiction. This coordinated service is designed to save time and effort on the part of executive staffs and to give specialized attention to the selection, placement, classification, compensation and training of employees.

There was organized during the past year a training and research section which is charged with the functions of developing and coordinating educational and training programs, the development of personnel methods and procedures, and the rendering of advisory service in the district offices on classification, qualifications, compensation, and other personnel problems.

All district offices have adopted tentative classification and compensation plans. These plans are designed to facilitate the recruiting and placement of employees as well as to provide a basis for setting salaries in accordance with the relative worth of positions.

A central placement office has been established for the purpose of procuring the best available personnel and to serve as a clearing house for transfers between the various units of the Farm Credit Administration.

PLANNING

The Planning Subdivision serves both the Washington office and the district offices in matters relating to organization, procedure and business methods. It is an advisory staff organization which is called upon by the various executive and administrative officers to study such problems as they may desire with a view toward submitting appropriate comments or recommendations.

In Washington, as examples, the subdivision was called upon to survey the possibilities of reducing the number of regional examination offices, and to assist in conducting a study of the problem of reducing the ever-increasing number of files in the land banks—a study which required careful determination of the types of records which must be held indefinitely or held for a specified number of years and those which can be promptly destroyed, either with or without Congressional approval.

This subdivision handles space problems within the Washington office building; in addition it also assumed during the year the responsibility of approving all requests for office equipment, appliances, and forms. It also gives counsel on printing methods, form design, grades, weights, and size of paper to be used.

All instructions, bulletins, and circulars to the central and field offices clear through the subdivision for the purpose of coordination, uniformity, classification, and distribution; such material is currently

indexed. During the past year, in cooperation with the various interested divisions, considerable progress has been made in preparing codifications of current rules and regulations in the form of loose-leaf manuals.

A small staff of thoroughly trained field representatives has continued to serve the various district credit units. Perhaps one of the most useful services which the subdivision renders in the field is that of acquainting the local officers of any given district unit with the developments which have taken place in other district units, thus serving as an informal clearing house for information bearing on local problems. With the changing character of the work in the land banks, increased attention has been given to problems of organization and procedure in connection with the servicing of loans. The subdivision has continued to serve the district units in an advisory capacity on questions relating to space, office layout, and new construction.

EXAMINATION DIVISION

The Examination Division is responsible for making examinations of all institutions and agencies operating under the jurisdiction of the Farm Credit Administration, with the exception of the Agricultural Marketing Act revolving fund and the emergency crop and feed loan offices. It is also responsible for analyzing and interpreting the information contained in examination reports. A summary of the number of organizations examined, the number of examinations scheduled, and the number completed during the year ended December 31, 1936, is shown in the accompanying table.

Effective as of January 1, 1935, a change in examination policy was adopted concerning certain operating units. The revised examination program requires that, although two examinations yearly shall be made of each Federal intermediate credit bank and bank for cooperatives, only one shall include credit analysis; for production credit corporations the number of examinations was reduced from two to one annually.

On July 1, 1936, the number of field examining territories was reduced from six to five. The divisional offices, which operate under the supervision of divisional chiefs, are located at Washington, D. C.; Memphis, Tenn.; Kansas City, Mo.; St. Paul, Minn.; and Portland, Oreg.

On December 31, 1936, the examining staff numbered 171, of whom 66 were attached to the bank unit and 105 to the association unit. Except for 23 examiners comprising the review section of the central office, all were assigned to field duty.

Examinations scheduled and made, 1936

Organization	Number of organizations	Number of examinations scheduled	Number of examinations made
ınk and corporation unit:			
Federal land banks	[1] 12	24	24
District offices of the Federal Farm Mortgage Corporation	[1] 12	24	24
Federal intermediate credit banks	[1] 12	24	24
Production credit corporations	[1] 12	12	12
Banks for cooperatives	[2] 13	26	26
Registrars' offices	12	24	24
General agents' offices	12	24	24
Federal Farm Mortgage Corporation	1	2	2
Registrar Section	1	1	1
Office of custodian of securities	1	1	1
Office of fiscal agent	1	2	2
Office of chairman of the bond committee	1	1	1
Regional agricultural credit corporations	[1] 20	40	40
Joint stock land banks in receivership	4	[3] 7	7
Joint stock land banks	44	[4] 90	90
ssociation unit:			
National farm loan associations	[5] 5,052	[6] 5,051	[7] 5,169
Loan correspondents	530	530	530
Production credit associations	557	557	[8] 560
·edit union unit: Federal credit unions	533	533	533

[1] Puerto Rico office included but not counted separately.
[2] Includes Central Bank for Cooperatives, Washington, D. C.
[3] Includes special examination of Burlington Joint Stock Land Bank as of date of receivership, Dec. 12, 36.
[4] Includes 2 regular examinations of Burlington Joint Stock Land Bank prior to date of receivership.
[5] Includes 5,034 associations in operation Jan. 1, 1936, and 18 associations chartered between Jan. 1 and pt. 30, 1936; excludes 13 associations chartered between Oct. 1 and Dec. 31, 1936.
[6] Examination of 1 association deferred pending liquidation.
[7] Inclndes 118 reexaminations.
[8] Includes 3 reexaminations.

FINANCE AND RESEARCH

The Division of Finance and Research aids in the formulation and xecution of financial policies of the various credit units under the ırisdiction of the Farm Credit Administration and conducts research . the field of farm credit. The Division has prescribed uniform ccounting systems for the various banks and corporations under ıe Farm Credit Administration. It compiles and analyzes financial ıd statistical data on their operations and condition; maintains ccounting and budgetary records for the several funds and appropriaons which are administered by the central office of the Farm Credit dministration; and handles the fiscal operations.

Fiscal Operations

The Division handles all transactions and maintains records in con-

redemption, cancelation, and destruction of farm loan bonds and Federal intermediate credit bank debentures, as well as all transactions with the Treasury Department and the Federal Reserve banks pertaining to the deposit and release of cash and securities for account of the various institutions operating under the supervision of the Farm Credit Administration.

Through the 12 regional registrars' offices the Division has custody of and handles transactions in connection with the collateral securing farm loan bonds, Federal intermediate credit bank debentures and loans of the Land Bank Commissioner, as well as securities held in safekeeping for the Federal Farm Mortgage Corporation and the banks for cooperatives. The functions of the registrars' offices include the receipt of applications for issues of farm loan bonds and Federal intermediate credit bank debentures, the posting of payments to the notes in their custody, the exchange of farm loan bonds, and the maintenance of appropriate records.

Economic Research

The Division develops research projects having a direct bearing upon the operating problems of the Farm Credit Administration. In most instances such studies are planned and conducted in cooperation with State agricultural colleges. The work of the 12 district statisticians, 1 of whom performs research and economic service work for the Farm Credit Administration institutions in his district, is coordinated through the Division of Finance and Research.

Accounting Systems of Farm Credit Administration Units

The Division has prescribed and now administers uniform accounting systems for each of the permanent credit units supervised by the Farm Credit Administration. This includes Federal land banks, Federal intermediate credit banks, production credit corporations, production credit associations, banks for cooperatives, Federal Farm Mortgage Corporation, and the offices of the district registrars. During the past year a functional cost system for Federal land banks has been installed and further refinements leading toward greater accuracy and uniformity of cost data are being made.

When accounting problems affecting the credit units arise the accounting treatment accorded to the transactions involved is either approved or prescribed by the Finance and Research Division.

Supplementing the charts and descriptions of accounts furnished the credit institutions by this Division, there has been prescribed a procedural manual for the conduct of the internal audit of the credit units by the district comptroller's staff. The work of the comptrollers in this connection is closely coordinated with the examinations made by Farm Credit Administration examiners.

LEGAL DIVISION

Litigation

Litigation affecting the Farm Credit Administration, except that of a ocal character, is supervised by a Litigation Section of the Legal Division, under the immediate direction of the General Solicitor.

Many suits are brought by and against the banks and corporations which operate under the supervision and regulation of the Farm Credit Administration. Such cases are reported to the Legal Division when they involve the interpretation of acts of Congress or of rules and regulations issued thereunder, or the legal effect of practices common to farm credit institutions. This procedure insures uniformity in the presentation of legal questions to the courts and minimizes the duplication of legal research in district offices.

The United States is a party to many suits arising out of activities of the Farm Credit Administration. In each case the facts and the law are assembled and analyzed by the Litigation Section before the matter is sent forward to the Department of Justice for active prosecution.

The majority of the Government cases are civil suits for the collection of emergency crop and feed loans. With the cooperation of the Department of Justice the procedure for handling these suits has been greatly improved during the past year. The preparation of such collection cases has been decentralized and is being handled effectively by attorneys stationed at emergency crop and feed loan offices. Detailed reports are required from all regional attorneys, which enable the Litigation Section to maintain a close supervision of all such work.

Other Government cases include: Suits involving the security, or personal liability, for loans made by the Federal Farm Board or by the Farm Credit Administration from the Agricultural Marketing Act revolving fund; civil suits by or against regional agricultural credit corporations where the United States becomes a party for the protection of the Government's interest; and criminal cases resulting from violation of the penal provisions of various acts of Congress relating to farm credit. Where criminal cases involve the alleged violation of title I of the Federal Farm Loan Act, they are customarily referred to the Secret Service Division of the Treasury Department for investigation.

The following statement outlines the issues raised by the most significant cases handled during the past year.

Federal Farm Mortgage Corporation

The Federal Fa[...] e holder of all mortgages securing loa[...] ommissioner and as

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such is involved in a large number of local actions. Such cases are handled entirely by counsel for the Federal land bank districts wherein they arise. However, district counsel report to the Litigation Section in detail respecting any of the Corporation's cases which involve difficult questions arising under acts of Congress or legal principles of general application.

The Litigation Section has cooperated with district counsel in a number of "scale-down" cases, which are of particular interest to the Farm Credit Administration. These cases grow out of agreements which are made by the creditors of farmers who apply for refinancing loans from the Land Bank Commissioner. In order to obtain immediate settlement of their claims, such creditors agree that they will accept the amounts available from contemplated loans in full and complete satisfaction of all debts owing by the farmer, and that they will scale down their claims to such amounts. In closing a refinancing loan, these agreements are relied upon as evidence of the farmer's financial condition, showing the reduction of his total outstanding indebtedness to a point where he can keep up the payments on his refinancing loan.

Where creditors subsequently have violated their scale-down agreements by exacting new notes or security for old debts vigorous action has been taken to cancel the new paper. If necessary, suit has been instituted by the Federal Farm Mortgage Corporation as holder of mortgages securing the refinancing loans. The Federal land bank has joined in such suits when it has participated in the refinancing transaction by means of a first mortgage loan. These cases have been prosecuted with great success in various parts of the country.

The right of the Federal Farm Mortgage Corporation and the Federal land banks to require strict compliance with the terms of scale-down agreements has been sustained by the Supreme Court of Georgia in two cases, decided last June: *The Federal Land Bank of Columbia and the Federal Farm Mortgage Corporation* v. *Blackshear Bank, et al.*, and *Whiteman* v. *Cardell* (*Federal Land Bank and Federal Farm Mortgage Corporation, Intervenors*). In December the Supreme Court of North Dakota overruled a demurrer to a petition praying specific performance of a scale-down agreement: *The Federal Land Bank of St. Paul and the Federal Farm Mortgage Corporation* v. *Rudolph Koslofsky, et al.* The question has not been passed upon by the highest court of any other State but many lower courts have granted such relief.

Federal Land Banks, National Farm Loan Associations, and Joint Stock Land Banks

A case of fundamental importance to the entire land bank system was pending last year in the Supreme Court of the United States: *The Knox National Farm Loan Association and the Federal Land Bank of Louisville* v. *Phillips*. The case is before the Court upon a writ of certiorari issued to review the decision of the Court of Appeals of Knox County, Ohio. The State courts, acting on the petition of a member and shareholder of the national farm loan association, found the association to be insolvent and appointed a receiver to liquidate its assets and wind up its affairs.

The principal questions involved are: (1) Whether the relationship of debtor and creditor arises between a national farm loan association and a shareholder who withdraws from membership at a time when the association's capital stock is impaired; (2) whether one member of a national farm loan association may obtain judgment against it for the par value of his stock at a time when the association's capital is impaired, thereby gaining a preference over the creditors and remaining members of the association; (3) whether a State court has jurisdiction to wind up a corporation chartered under an act of Congress and operating under the supervision and regulation of the Federal Government where the Federal statute expressly authorizes liquidation by an administrative officer; (4) whether the Federal Farm Loan Act confers upon the Farm Credit Administration exclusive jurisdiction to regulate and wind up the affairs of a national farm loan association; (5) whether the Federal Farm Loan Act confers discretionary authority upon the Farm Credit Administration to permit a national farm loan association to continue in active operation, notwithstanding an impairment of its capital stock which appears to be temporary, where such business is conducted under regulations designed to protect the interests of creditors and prohibiting the distribution of assets to shareholders during the period of financial embarrassment; and (6) whether a State court has power to interfere with the regulatory measures adopted by the Farm Credit Administration in connection with national farm loan associations having a temporary impairment of capital by taking over such associations and winding them up through court receivership.

The questions respecting the withdrawal of shareholders from national farm loan associations involve a procedure adopted some years ago by the Federal Farm Loan Board and fully reported in the thirteenth annual report of that Board for the year ending December

31, 1929. The determination of those issues will affect the entire administration of the act relating to national farm loan associations and the rights of thousands of shareholders in such associations.

The Farm Credit Administration's position in important aspects of those questions has previously been affirmed by the highest courts of three States in the following cases: *Byrne* v. *Federal Land Bank* (61 N. D. 265, 237 N. W. 797), *Federal Land Bank* v. *Warner* (42 Ariz. 201, 23 Pac. (2d) 563), and *Western Clay National Farm Loan Association* v. *Lilly* (189 Ark. 1004, 76 S. W. (2d) 55). An Iowa case mentioned in the last annual report which raised similar issues—*J. Martin Housken* v. *Federal Land Bank of Omaha et al.*—was dismissed during the current year.

The questions respecting jurisdiction to appoint a liquidating receiver are of immediate concern to all banks and corporations operating under the supervision of the Farm Credit Administration. The same provisions of law (sec. 29, Federal Farm Loan Act; 12 U. S. C., sec. 961 et seq.) control the liquidation of both banks and associations. Under the theory which the Ohio courts applied to this case it lies in the power of any State court of general jurisdiction to suspend the activities of an association or land bank and to destroy an instrumentality of the United States by means of a liquidating receivership.[1]

Joint Stock Land Banks in Receivership

The case of *Ernest E. Andrews* v. *St. Louis Joint Stock Land Bank of St. Louis et al.*, mentioned in the last annual report, is still pending before the United States District Court for the Eastern District of Missouri. The plaintiff in that case is the holder of a bond issued by the Central Illinois Joint Stock Land Bank of Greenville, Ill. Upon liquidation of that bank in 1925 the St. Louis bank purchased its assets and assumed its liabilities under the provisions of the Federal Farm Loan Act. Thereupon, the collateral which had been pledged with the farm loan registrar as security for bonds of the Greenville bank was merged with the collateral pledged to secure all bonds issued and assumed by the St. Louis bank. The St. Louis bank subsequently became insolvent and it is now being liquidated by a receiver under the direction of the Farm Credit Administration. Plaintiff seeks to compel a segregation of the collateral security originally pledged by the Greenville bank; and also seeks to establish, for himself and other holders of Greenville bonds, a preferred claim against all other assets of the St. Louis bank.

During the past year, Ernest E. Andrews filed three other suits based upon the theory outlined above. In two cases he intervened

[1] Since the preparation of the foregoing, and on Feb. 1, 1937, the Supreme Court of the United States, in a comprehensive decision by Justice Cardozo, reversed the Ohio courts and gave judicial sanction to the prin- [illegible]

in foreclosure suits brought by the receiver of the St. Louis bank i the State of Illinois. In each of those cases he prayed for the sam relief, as to assets within the Illinois court's jurisdiction, which he i seeking in the equity case mentioned in the preceding paragraph The receiver has treated the petitions in intervention as independen suits and has removed them to the United States district court. H has taken steps also in the equity suit to obtain an injunction agains the prosecution of the Illinois cases and the institution of any othe litigation involving the subject matter of the equity suit. It is ex pected that the receiver's application for an injunction will be hear at an early date.

The third suit instituted by Ernest E. Andrews is one in which th Farm Credit Administration is not participating. In that actio plaintiff is seeking to obtain judgments against the former shar holders and officers of the liquidated Central Illinois Joint Stoc Land Bank.

On July 13, 1936, the Circuit Court of Appeals for the Secon Circuit handed down a decision of considerable interest in the cas of *Brusselback et al.* v. *Cago Corporation, et al.* (85 F. (2d) 20). Plair tiffs in that case were the holders of bonds issued by the Chicag Joint Stock Land Bank of Chicago now in receivership. The sued in the Federal court in New York to enforce the personal liabilit of shareholders of the insolvent bank. (Prior to the institution that suit the Federal court in Chicago had determined that a deficienc existed in the assets of the insolvent bank which exceeded the person liability of the shareholders and had levied an assessment again shareholders for 100 percent of the par value of the stock held b them.)

The New York shareholders contended that their personal liabilit could not be enforced by an action in equity brought by creditors the insolvent bank for the benefit of themselves and all others similarl situated. The circuit court of appeals held that the statutory liabilit of the stockholders of a joint stock land bank is to creditors as a bod and that it must be enforced in equity in a representative suit o behalf of all creditors. Also, the court held that amounts collecte in enforcing the statutory liability of stockholders constitute a tru fund to be administered by the court for the equal benefit of a creditors. The New York stockholders applied to the Supreme Cou of the United States for a writ of certiorari, which was denied.

The Cooperative Division

In the last annual report reference was made to a bankruptc proceeding styled *In re Ohio Farmers Cooperative Milk Associatio* which was then pending in the United States District Court for th Northern District of Ohio, Eastern Division. This proceeding w

terminated during the past year and the United States recovered the full amount possible under an old loan which had been made to the bankrupt association by the Federal Farm Board.

The receivership proceeding involving the Georgia Cotton Growers Cooperative Association—to which reference has been made in the last two annual reports—is still pending before the United States District Court for the Northern District of Georgia. As in previous years, several questions have arisen in connection therewith which have occupied considerable time and attention on the part of Farm Credit Administration attorneys.

Miscellaneous Litigation

During the past year 788 civil cases arising in connection with emergency crop and feed loans have been forwarded to the Attorney General for consideration. Collections amounting to $70,805.16 have been made during the year as a result of these and other cases previously forwarded to the Attorney General.

There have also been referred to the Attorney General 17 cases involving agricultural credit loans previously granted by the Secretary of Agriculture, and 7 cases involving loans under the supervision of the Cooperative Division. On these, and similar cases previously referred to, $72,481.63 has been collected.

A total of 186 cases were brought by or against the regional agricultural credit corporations during the past year, under the supervision of the Litigation Section. In connection with these cases, and others previously instituted, collections amounting to $187,590.05 have been made.

In addition to these civil cases, 27 cases involving apparent violations of the criminal provisions of the various Federal statutes occurring in transactions under the supervision of the Farm Credit Administration have been referred to the Secret Service for investigation, and 185 cases to the Attorney General for such action as he deems advisable. Claims have been filed with bonding companies in connection with personnel irregularities, resulting in collections of $10,325.18.

Attention has also been given to the various phases of 2,096 bankruptcy cases, involving persons and corporations indebted to the Farm Credit Administration or to institutions operating under its supervision. Many of these cases have arisen under the provisions of section 75 of the Bankruptcy Act, authorizing agricultural compositions and extensions, as amended by the successive Frazier-Lemke Acts.

During the year, the Litigation Section closed 2,337 civil cases and 144 criminal cases. At the close of the year, 3,347 pending cases were on its docket.

DIVISION OF INFORMATION AND EXTENSION

To describe the activities of the Public Relations Division more accurately, its name was changed November 27, 1936, to the Division of Information and Extension. Its chief duties are to disseminate information concerning the functions and activities of the Farm Credit Administration and extension education work in the field. During the past year it has continued to publish pamphlets and bulletins in popular form, explaining loan procedures and policies, and to prepare educational material, press releases, and radio talks. A list of publications obtainable from the Farm Credit Administration appears on the page opposite the appendix. In cooperation with the Extension Service of the Department of Agriculture it has continued to make available information on the types and uses of agricultural credit and to promote the teaching of this subject in schools and colleges.

Early this year credit educational activities were expanded to include farm women in recognition of the fact that the farm business and the farm home are inseparable.

COOPERATIVE DIVISION—RESEARCH, SERVICE, AND EDUCATIONAL SECTION

The 10,500 farmers' marketing and purchasing associations listed by the Cooperative Division for 1936 is slightly less than the number noted last year. It is estimated that the business done by these associations amounted to $1,840,000,000 for the 1935–36 marketing season—an increase of 17 percent over the preceding season. An estimated increase of 10 percent in total membership of all cooperative associations in the country during 1936 places the number of farmer members in the neighborhood of 3,660,000.

Of the total number of associations listed, 8,388 were devoted primarily to marketing farm commodities; the major function of the remaining 2,112 was purchasing farm supplies.

In addition to the farmers' associations engaged in marketing farm products and purchasing farm supplies there are several thousand organizations for furnishing essential business services to those in agriculture. These associations consist of groups of farmers organized for such purposes as carrying their insurance risks cooperatively; providing water for irrigation; telephone service; electricity for light and power; and for the purpose of working together in various production operations.

About one-half of the farmers in the United States have provided themselves with their own fire insurance facilities through farmers' mutual or cooperative insurance companies. Such companies repre-

sent one of the oldest and most widespread forms of cooperatives in the United States. There are about 1,900 mutual fire insurance companies, about one-half of which have been in business for 50 years or more.

It is estimated that there are approximately 2,000 mutual irrigation companies operating in the United States at the present time. There are about 200 farmers' associations for supplying their members with electricity for light or power on a cooperative basis and the number is rapidly increasing. There are several thousand farmers' mutual telephone companies operating on a cooperative basis in the United States.

Details of the Division's estimate for cooperative marketing and purchasing associations for the 1935–36 marketing season are given in table 87 of the appendix.

Research Projects

The Research, Service, and Educational Section of the Cooperative Division conducts research in problems of farmers' cooperative associations and publishes the results of its studies. It also is engaged in acquainting members of farmers' business organizations with cooperative principles and practices and in giving constructive advice to farmers' cooperative associations.

In order to benefit by the training and experience of workers along similar lines in the various States close cooperation is maintained with State experiment stations, extension departments, and other State and governmental agencies concerned with the development of agricultural cooperation. It is the policy of the Cooperative Division to devote its attention primarily to those projects which are regional or national in scope and those which would otherwise not be given attention by State agencies. Projects carried on within the States are conducted jointly with State agencies insofar as practicable.

During the year the results of various studies have been made available through 10 bulletins (nos. 3 to 12, inclusive); 3 circulars (nos. C–101 to C–103, inclusive); and 6 miscellaneous reports (nos. 5 to 10, inclusive). Twenty-seven studies dealing with various types of problems confronting farmers' cooperative associations are now in progress. Manuscripts giving the results of a number of these projects are nearing completion, while the field work for others is just getting under way. A classification of these projects, according to the commodity involved or type of problem, shows: Cotton, 2; dairy, 5; fruits and vegetables, 6; grain, 1; history and statistics, 2; insurance, 2; livestock and wool, 3; poultry, 2; and purchasing, 4.

Classification of Projects

The research work with cotton cooperatives during the past year has been concentrated largely on the problems of cooperative cotton gin associations. Information covering all phases of the operating method and policies of these associations has been assembled from 170 associations for 1933–34 and for 260 associations for each of the 2 seasons 1934–35 and 1935–36. Two bulletins have been issued giving the results of this study.

Studies of the organization and operating problems of cooperative creameries in Nebraska and Iowa were completed during the year and bulletins issued giving the results. Analyses of the problems of cooperative milk marketing associations include studies in Ohio and Iowa, also an appraisal of market records and statistical data as applied to economic and operating problems of cooperative milk marketing associations.

One of the most important recent developments in the marketing of fruits and vegetables has been the setting up of fruit and vegetable auctions to operate as cooperative associations or as private agencies. A study of these cooperative auctions is now under way to determine standards of operation which will increase their efficiency. Reports are nearly completed upon investigation of problems of motortruck transportation in the marketing of fruits and vegetables, especially as related to the business of cooperative marketing associations, and of the economic position of the terminal auction in the cooperative marketing of fruit.

Studies of the standards of performance of cooperative elevator associations as to membership, finances, and operation have been continued throughout the year. Preliminary mimeographed reports have been released for Oklahoma and Kansas based on 4 years' records in those two States. Records for 1935–36 were obtained from 57 cooperative elevators in Oklahoma and 122 in Kansas, which makes records available for 5 years from those 2 States. A preliminary report has been released giving the results of the study of operations for 1934–35 in the Pacific Northwest. Second-year data for 1935–36 were obtained for 62 elevators and warehouses in the Pacific Northwest and 17 in the Intermountain States. First-year data have been obtained for 132 associations in Nebraska, 127 in North Dakota, and 53 in Montana.

Work is in progress continuously in an attempt to provide current information on the number, membership, and volume of business of cooperative associations. This year, for the first time, an effort has been made to determine what part the purchase of farm supplies was

of the total cooperative business among various types of associations. This information was obtained for associations marketing dairy products, fruits and vegetables, and grain. The statistics collected are released from time to time in the form of published reports, articles, and radio talks.

In order to assist farmers' mutual fire insurance companies in the standardization of their forms and practices, and also to assist in maintaining current information on the development and problems of these associations, data have been assembled from about 1,600 of the 1,900 associations operating in the United States. Similar information is being assembled from farmers' mutual windstorm insurance associations.

Studies of the various phases of the problems of livestock auctions in five or six States are now under way in order to ascertain the factors making for success or failure in these auctions and to determine the place which the auctions may properly have in the whole livestock marketing system. In order to make the experience of one of the most successful cooperative terminal livestock marketing agencies available to other cooperative terminal agencies, detailed analysis is being made of the organization set-up, field service, operating practices, and sales policies of the Producers' Cooperative Commission Association of Cincinnati.

A comprehensive study is being made of the organization of many local egg and poultry associations in the Northeastern States, which sell by the auction method and which represent the most important development in recent years in the field of cooperative marketing of poultry products.

Throughout 1936 analyses of farm supply purchasing cooperatives have been continued; this embraces a study of the Indiana Farm Bureau Cooperative Association, the Illinois Farm Supply Co., and purchasing cooperatives in Wisconsin and Mississippi.

Service and Educational Work

The results of the research work conducted by members of the staff provide basic information for the conduct of an effective service and educational program. In all phases of this work close contact is maintained with agricultural colleges and other interested agencies. In order that the staff may offer its facilities to the greatest advantage, assistance is given in every way possible in planning and coordinating the work carried on by State agencies and by providing them information or material on agricultural cooperation.

Members of the staff have advised with officials and boards of directors of cooperatives handling the major agricultural commodities in practically every State. Staff members have also participated in

State-wide or district meetings of officials and members of cooperatives where the results of research work have been discussed. They have also participated in cooperative council meetings and cooperative schools in a number of States.

CREDIT UNION SECTION

Under the Federal Credit Union Act, approved June 26, 1934, the Governor of the Farm Credit Administration is charged with the duty of chartering, regulating, and examining Federal credit unions. A Credit Union Section within the Farm Credit Administration, subject to the jurisdiction and control of the Governor, has been established by him to assist him in the administration of the act.

A credit union is a cooperative thrift and loan organization owned and operated by its members. It offers them a simple and convenient means of saving and provides loans at reasonable rates of interest to meet their short-term credit requirements. The capital of Federal credit unions is drawn entirely from the savings of its members; none is supplied by the Government. Loans are made out of these savings and out of money which the credit unions, within certain limitations, are authorized to borrow.

A Federal credit union may be set up only in a group of persons having a common bond of occupation or association, or living within a well-defined neighborhood, community, or rural district. Each member must subscribe for at least one share valued at $5, which may be paid for in installments. He may also buy additional shares. In addition, each member is required to pay an entrance fee of 25 cents.

Loans may be made to members only. The term may not exceed 2 years, and the loan must be for a provident or productive purpose. An unsecured loan may not exceed $50 in amount; no loan may exceed $200, or 10 percent of the paid-in and unimpaired capital and surplus of the credit union, whichever is greater. Surplus funds may be invested only in United States Government obligations or in securities fully guaranteed as to principal and interest by the Federal Government.

Interest on a loan from a Federal credit union may not exceed 1 percent per month on the unpaid balance, inclusive of all charges incident to making the loan. Within this limit each credit union determines its own interest rate. Entrance fees and small fines, as authorized in the bylaws, may be charged. All entrance fees and fines, together with 20 percent of each year's net earnings, must be set aside in a reserve fund against losses. Dividends may not be paid out of net earnings before the deduction for this purpose is made. At the annual meeting of members and upon the recommendation of

the board of directors dividends not exceeding 6 percent may be declared from the balance of the net earnings.

ACCOMPLISHMENTS IN 1936

The first Federal credit union was chartered October 1, 1934. By the end of 1935, 906 unions had been chartered in 44 States and the District of Columbia. On December 31, 1936, the total number of charters granted was 1,862, the number issued during the year being 956.

During 1936, 4 States not previously reached by Federal credit union service were added to the list and, in addition, the movement extended to Hawaii where 19 charters were granted. At the end of 1936 Pennsylvania, with 238, had more Federal credit unions than any other State. New York was second with 221. Other leading States were California, 132; Texas, 123; Ohio, 103; Connecticut, 98; New Jersey, 80; and Florida, 78. While all sections of the country are well represented, those with a marked industrial development show in general the greatest concentration of Federal credit unions.

On December 31, 1936, 89 percent of Federal credit unions had a common employment as their basis of membership association; 8 percent were organized among religious, labor-union, cooperative, or fraternal, and professional groups; and 3 percent were of the residential or community type, including rural communities. In the occupational, or common employment list, Federal credit unions organized among employees of business firms (including various kinds of manufactories, transportation systems, printing and publishing companies, banks, stores, public utilities, etc.) constituted about 64 percent of the total; those among Federal, State, and local government employees, 18 percent; and those among school and college teachers and employees, 7 percent.

SUCCESS OF FEDERAL CREDIT UNIONS

The rate of growth in number, membership, and volume of business of Federal credit unions has been steady and satisfactory. Shareholdings and loans in each quarter have shown a marked increase over those of the preceding quarter since the first Federal credit union was chartered. The average size of individual savings accounts has grown steadily from $11 for the first quarter of 1935 to $26 for the third quarter of 1936.

Proportion of total membership in the individual credit unions to the total of eligibles in their respective membership fields has usually increased steadily with the length of life of the credit unions. Propor-

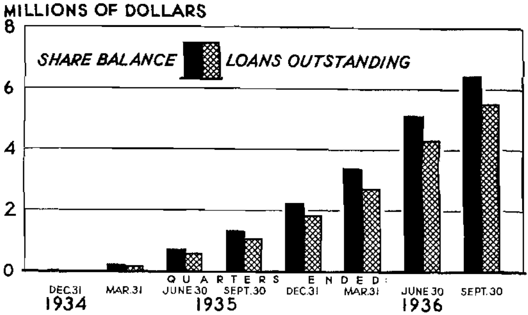

FIGURE 31.

SHARE BALANCES AND LOANS OUTSTANDING, BY QUARTERS, FOR FEDERAL CREDIT UNIONS REPORTING.

Loans reported outstanding on September 30, 1936, totaled $5,511,398 and share balances $6,448,817.

cessful credit union operation—is about 85 percent. This indicates that Federal credit unions are extending credit to their members, in proportion to their resources, to a highly satisfactory degree.

Losses to credit unions from bad loans have been very small. In 1,457 Federal credit unions reporting operations through September 30, 1936, total losses from bad loans since organization represented less than one-tenth of 1 percent of all loans made. On the same date the total which had been charged off for bad loans during the whole period since their organization was approximately 1.2 percent of the total reserves for bad loans.

To carry out effectively the purposes of the Federal act the Credit Union Section was organized not only to oversee the details of chartering and supervising Federal credit unions but also to disseminate credit union information to interested groups and to established Federal credit unions. Although the program of service and educational work is still in a formative stage, calls on the Section for data, both of a general and a specialized nature, have steadily increased. They have been met through correspondence, personal contacts by its field force, exhibits, addresses by staff members, and informational material for publication.

PUBLICATIONS AVAILABLE FROM FARM CREDIT ADMINISTRATION

The circulars and bulletins on farm credit and related subjects listed below are available from the Director of Information and Extension, Farm Credit Administration, Washington, D. C.:

Farm Mortgage Credit

Federal Land Bank Loans and Land Bank Commissioner Loans, *Circular No. 1.*
Appraising Farms for Mortgage Loans, *Circular No. 13.*
Selecting and Financing a Farm, *Circular No. 14.*
Cooperative Farm Mortgage Credit, 1916–36, *Circular A–8.*

Production Credit

Production Loans, *Circular C.*
Production Loans to Dairymen, *Circular D.*
Feeder Loans, *Circular E.*
$500,000,000—250,000 Farmers and Stockmen Use Cooperative Production Credit, *Circular N.*
Loans by Production Credit Associations, *Circular No. 3.*
Loans for Crop Production, *Circular F.*
Loans for Range Sheep, *Circular G.*
Loans on Range Cattle, *Circular H.*

Farmers' Cooperative Associations

Loans to Farmers' Cooperatives, *Circular No. 6.*
"Preventive Medicine" for Cooperatives, *Circular A–3.*
Early Developments in Cooperative Cotton Marketing, *Circular C–101.*
Organization and Operation of Cooperative Irrigation Associations, *Circular C–102.*
Western Cattle and Sheep Areas, *Circular C–103.*
Cooperative Purchasing of Farm Supplies, *Bulletin No. 1.*
Accounting Principles for Cooperative Cotton Gin Associations, *Bulletin No. 2.*
Cooperative Marketing of Agricultural Products, *Bulletin No. 3.*
Cooperation in Agriculture, A Bibliography, *Bulletin No. 4.*
Organization and Operation of the Illinois Livestock Marketing Association, *Bulletin No. 5.*
Statistics of Farmers' Cooperative Business Organizations, *Bulletin No. 6.*
Cooperative Marketing of Range Livestock, *Bulletin No. 7.*
Mutual Irrigation Associations in California and Utah, *Bulletin No. 8.*
Membership Relations of Cooperative Associations, *Bulletin No. 9.*

General and Miscellaneous

Agricultural Financing Through the Farm Credit Administration, *Circular No. 5.*
Federal Farm Mortgage Corporation Bonds, *Circular No. 8.*
Federal Intermediate Credit Banks, *Circular No. 7.*
Let's Get Out of Debt, *Circular A–9.*
Improving Our Rural Credit System, *Circular A–10.*
The Farmers' Stake in Cooperative Credit, *Circular A–7.*
Federal Credit Unions, *Circular No. 10.*
Federal Credit Unions, Cooperative Thrift and Credit, *Circular I.*

APPENDIX

Details regarding the operations of all organizations under the jurisdiction of the Farm Credit Administration are given in tabular form in the appendix to this report. Most of these statistics, as well as the statistical data which appear in the text of the report, were compiled from reports submitted to the Farm Credit Administration by the various institutions.

FEDERAL LAND BANKS AND LAND BANK COMMISSIONER

TABLE 1.—*Applications received, loans closed, and loans outstanding, 1933–36*

Year	Applications received		Loans closed		Loans outstanding Dec. 31	
	Number	Amount	Number	Amount	Number	Amount
1933	[1] 502, 470	[1] $2, 064, 897, 403	[1] 79, 339	[1] $210, 950, 776	472, 855	$1, 303, 445, 263
1934	402, 829	2, 043, 653, 392	496, 501	1, 283, 503, 456	953, 643	2, 532, 616, 762
1935	162, 968	811, 081, 485	149, 972	445, 066, 549	1, 075, 008	2, 866, 651, 139
1936	84, 030	375, 504, 853	65, 291	186, 427, 995	1, 094, 910	2, 900, 936, 491

[1] May 1, 1933, through Dec. 31, 1933.

TABLE 2.—*Applications received and loans closed during 1936, and loans outstanding, Dec. 31, 1936, by States*

District and State	Applications received during 1936		Loans closed during 1936		Loans outstanding Dec. 31, 1936	
	Number	Amount	Number	Amount	Number	Amount
District 1:						
Maine	632	$2, 047, 100	341	$678, 800	5, 964	$12, 275, 854
New Hampshire	200	549, 800	121	228, 500	1, 224	2, 224, 515
Vermont	325	1, 221, 900	261	498, 200	3, 209	6, 475, 684
Massachusetts	680	2, 386, 000	580	1, 178, 300	4, 877	11, 018, 997
Rhode Island	108	451, 500	112	251, 900	682	1, 698, 097
Connecticut	481	1, 953, 500	426	985, 600	3, 655	8, 749, 463
New York	2, 949	11, 485, 300	1, 758	3, 815, 900	20, 443	48, 967, 992
New Jersey	700	3, 313, 400	468	1, 192, 700	4, 893	13, 223, 116
Total	6, 075	23, 408, 500	4, 067	8, 829, 900	44, 947	104, 633, 718
District 2:						
Pennsylvania	1, 373	5, 061, 700	880	1, 678, 400	14, 680	29, 456, 320
Delaware	48	173, 700	40	80, 600	558	1, 332, 984
Maryland	447	2, 452, 700	424	1, 205, 700	4, 414	12, 827, 053
Virginia	886	3, 783, 200	600	1, 406, 600	17, 018	38, 240, 175
West Virginia	429	1, 279, 600	279	584, 500	7, 485	11, 939, 087
Puerto Rico	319	1, 675, 100	213	939, 300	4, 381	12, 023, 798
Total	3, 502	14, 426, 000	2, 436	5, 895, 100	48, 536	105, 818, 417
District 3:						
North Carolina	2, 108	4, 746, 410	1, 083	1, 437, 235	25, 284	38, 275, 304
South Carolina	1, 162	2, 430, 490	648	940, 650	16, 700	28, 001, 686
Georgia	1, 854	4, 086, 530	914	1, 268, 805	27, 066	41, 458, 503
Florida	919	2, 828, 040	334	703, 955	10, 138	19, 759, 172
Total	6, 043	14, 091, 470	2, 979	4, 350, 695	79, 188	127, 494, 665

FEDERAL LAND BANKS AND LAND BANK COMMISSIONER

TABLE 2.—*Applications received and loans closed during 1936, and loans outstanding, Dec. 31, 1936, by States*—Continued

District and State	Applications received during 1936		Loans closed during 1936		Loans outstanding Dec. 31, 1936	
	Number	Amount	Number	Amount	Number	Amount
District 4:						
Ohio	2, 337	$9, 042, 700	1, 489	$3, 697, 600	33, 124	$82, 759, 224
Indiana	2, 614	9, 265, 000	1, 912	4, 546, 800	42, 116	101, 062, 527
Kentucky	1, 354	4, 645, 700	728	2, 020, 400	25, 707	57, 781, 013
Tennessee	1, 822	4, 611, 600	1, 082	2, 074, 100	25, 446	47, 305, 621
Total	8, 127	27, 565, 000	5, 211	12, 338, 900	125, 893	288, 908, 385
District 5:						
Alabama	1, 736	3, 152, 559	766	995, 700	29, 719	38, 158, 425
Mississippi	1, 361	3, 100, 626	458	915, 125	28, 890	38, 196, 279
Louisiana	503	1, 689, 918	197	456, 225	15, 771	27, 429, 609
Total	3, 600	7, 943, 103	1, 421	2, 367, 050	74, 380	103, 784, 313
District 6:						
Illinois	4, 395	31, 495, 700	4, 198	19, 664, 700	40, 297	185, 185, 365
Missouri	3, 642	11, 999, 600	2, 291	5, 325, 100	28, 030	63, 883, 226
Arkansas	2, 025	5, 291, 300	986	2, 488, 900	18, 081	26, 299, 966
Total	10, 062	48, 786, 600	7, 475	27, 478, 700	86, 408	275, 368, 557
District 7:						
Michigan	2, 910	9, 145, 900	2, 810	5, 204, 300	42, 877	79, 881, 729
Wisconsin	2, 797	16, 363, 400	2, 908	7, 442, 800	50, 724	137, 316, 781
Minnesota	4, 514	27, 782, 900	4, 701	13, 852, 700	56, 111	173, 710, 856
North Dakota	1, 612	6, 933, 900	1, 398	3, 507, 500	44, 469	117, 214, 796
Total	11, 833	60, 226, 100	11, 817	30, 007, 300	194, 181	508, 124, 162
District 8:						
Iowa	4, 604	36, 555, 300	5, 318	24, 554, 500	53, 769	266, 020, 687
South Dakota	2, 177	9, 598, 000	2, 200	6, 116, 500	29, 585	86, 363, 183
Nebraska	3, 656	22, 163, 500	3, 650	13, 116, 100	41, 543	160, 177, 728
Wyoming	405	2, 406, 600	327	979, 100	5, 976	14, 079, 061
Total	10, 842	70, 723, 400	11, 405	44, 766, 200	130, 873	526, 640, 659
District 9:						
Kansas	4, 244	20, 306, 100	4, 485	11, 658, 100	49, 217	144, 099, 604
Oklahoma	3, 220	9, 998, 000	2, 219	4, 372, 900	27, 852	56, 028, 013
Colorado	1, 581	7, 328, 500	1, 258	3, 218, 000	16, 597	39, 514, 545
New Mexico	483	1, 814, 100	221	546, 300	6, 743	12, 848, 151
Total	9, 528	39, 446, 700	8, 183	19, 795, 300	100, 409	252, 490, 313
District 10: Texas	6, 437	23, 816, 600	5, 202	13, 086, 300	101, 505	273, 960, 241
District 11:						
Arizona	308	1, 701, 400	250	883, 400	2, 993	10, 103, 724
Utah	464	2, 058, 500	340	902, 400	9, 561	22, 522, 394
Nevada	103	1, 084, 000	57	330, 300	727	4, 177, 232
California	3, 391	22, 125, 600	2, 132	8, 836, 000	37, 579	146, 612, 888
Total	4, 266	26, 969, 500	2, 779	10, 952, 100	50, 860	183, 416, 238
District 12:						
Montana	788	3, 267, 380	350	881, 800	11, 854	30, 574, 478
Idaho	854	3, 609, 300	590	1, 374, 050	14, 270	38, 811, 170
Washington	1, 044	4, 988, 410	597	2, 069, 500	18, 187	42, 998, 623
Oregon	1, 029	6, 236, 790	689	2, 235, 100	13, 419	37, 912, 552
Total	3, 715	18, 101, 880	2, 226	6, 560, 450	57, 730	150, 296, 823
Grand total	84, 030	375, 504, 853	65, 291	186, 427, 995	1, 094, 910	2, 900, 936, 491

FEDERAL LAND BANKS AND LAND BANK COMMISSIONER

TABLE 3.—*Applications received and loans closed during 1936, by months*

Month	Applications received		Loans closed					
			Federal land banks		Land Bank Commissioner		Total	
	Number	Amount	Number	Amount	Number	Amount	Number	Amount
January	7,789	$36,751,502	3,255	$12,958,600	5,074	$10,034,920	8,329	$22,993,520
February	5,414	25,050,458	3,440	15,523,200	4,763	9,980,010	8,203	25,503,210
March	7,562	34,663,024	3,008	13,016,600	4,571	9,318,725	7,579	22,335,325
April	8,235	37,808,168	2,348	10,082,100	3,635	7,441,140	5,983	17,523,240
May	6,878	31,762,111	2,024	8,453,600	2,930	5,918,010	4,954	14,371,610
June	6,774	30,991,855	1,959	8,241,300	2,855	5,667,840	4,814	13,909,140
July	6,518	29,490,730	1,791	7,040,500	2,696	5,216,160	4,487	12,256,660
August	7,009	30,855,921	1,870	7,831,700	2,633	5,244,231	4,503	13,075,931
September	7,480	31,917,762	1,682	6,515,900	2,539	4,822,345	4,221	11,338,245
October	7,764	32,791,600	1,709	6,947,200	2,453	4,745,500	4,162	11,692,700
November	6,338	26,452,662	1,525	5,707,000	2,239	4,136,915	3,764	9,843,915
December	6,289	26,969,060	1,751	6,852,500	2,541	4,731,999	4,292	11,584,499
Total	84,030	375,504,853	26,362	109,170,200	38,929	77,257,795	65,291	186,427,995

TABLE 4.—*Percentage of loan proceeds used for various purposes from Jan. 1, 1936, through Dec. 31, 1936, by States*

District and State	Federal land bank loans					Land Bank Commissioner loans			
	Refinancing indebtedness[1]	Purchase of land and redemption from foreclosure	General agricultural uses including buildings and improvements	National farm loan association stock[3]	Loan fees	Refinancing indebtedness[2]	Purchase of land and redemption from foreclosure	General agricultural uses including buildings and improvements	Loan fees
District 1:									
Maine	85.6	7.1	1.2	5.0	1.1	82.3	10.2	7.2	0.3
New Hampshire	75.1	12.4	6.4	5.0	1.1	70.3	17.4	12.0	.3
Vermont	72.7	18.2	3.0	5.0	1.1	75.3	16.7	7.7	.3
Massachusetts	71.6	14.4	8.0	5.0	1.0	69.1	14.5	16.1	.3
Rhode Island	74.8	15.3	3.9	5.0	1.0	64.9	22.5	12.4	.2
Connecticut	72.1	11.2	10.7	5.0	1.0	71.0	13.6	15.1	.3
New York	74.2	15.3	4.5	5.0	1.0	71.3	15.4	13.0	.3
New Jersey	72.0	17.6	4.4	5.0	1.0	73.7	10.6	9.5	.2
Total	74.1	14.7	5.2	5.0	1.0	72.2	15.1	12.4	.3
District 2:[4]									
Pennsylvania	72.5	18.8	2.3	5.0	1.4	79.6	16.7	3.2	.5
Delaware	91.0	1.7	.8	5.0	1.5	95.7	1.0	2.8	.5
Maryland	73.3	16.1	4.1	5.0	1.5	77.8	19.4	2.4	.4
Virginia	74.2	14.8	4.6	5.0	1.4	80.2	13.3	6.0	.5
West Virginia	79.5	11.4	2.6	5.0	1.5	85.3	8.8	5.4	.5
Total	74.3	15.9	3.4	5.0	1.4	80.4	15.0	4.1	.5
District 3:									
North Carolina	67.4	14.2	11.7	5.0	1.7	71.5	14.6	12.6	1.3
South Carolina	60.6	20.2	12.2	5.0	2.0	57.2	27.9	13.6	1.3
Georgia	57.4	23.0	12.8	5.0	1.8	60.9	25.2	12.6	1.3
Florida	75.2	10.3	8.3	5.0	1.2	75.7	12.5	10.7	1.1
Total	64.7	17.1	11.5	5.0	1.7	65.7	20.5	12.5	1.3

[1] For percentage of Federal land bank loan proceeds used to refinance debts by type of indebtedness and class of creditor see table 7.
[2] For percentage of Land Bank Commissioner loan proceeds used to refinance debts by type of indebtedness and class of creditors see table 49.
[3] Includes stock in Federal land banks subscribed by direct borrowers.
[4] Excludes Puerto Rico.

FEDERAL LAND BANKS AND LAND BANK COMMISSIONER

TABLE 4.—*Percentage of loan proceeds used for various purposes from Jan. 1, 1936, through Dec. 31, 1936, by States*—Continued

District and State	Federal land bank loans					Land Bank Commissioner loans			
	Refinancing indebtedness	Purchase of land and redemption from foreclosure	General agricultural uses including buildings and improvements	National farm loan association stock	Loan fees	Refinancing indebtedness	Purchase of land and redemption from foreclosure	General agricultural uses including buildings and improvements	Loan fees
District 4:									
Ohio	71.9	20.4	1.5	5.0	1.2	76.2	19.7	3.6	0.5
Indiana	69.8	21.9	2.1	5.0	1.2	64.6	30.7	4.2	.5
Kentucky	79 2	12.3	2.3	5.0	1.2	82.3	13.6	3.6	.5
Tennessee	77.3	13.7	2.8	5.0	1.2	81.7	12.8	5.0	.5
Total	73.0	18.8	2.0	5.0	1.2	74.3	21.1	4.1	.5
District 5:									
Alabama	83.6	4.9	3.3	5.0	3.2	81.2	8.0	7.2	3.6
Mississippi	90.0	----------	3.5	5.0	1.5	83.7	4.5	8.6	3.2
Louisiana	74.1	14.9	3.4	5.0	2.6	84.3	5.6	6.7	3.4
Total	85.0	4.3	3.4	5.0	2.3	82.6	6.4	7.6	3.4
District 6:									
Illinois	75.9	15.8	1.9	5.0	1.4	83.0	14.6	1.7	.7
Missouri	85.4	5.6	2.3	5.0	1.7	88.5	8.3	2.1	1.1
Arkansas	84.9	5.1	3.8	5.0	1.2	84.8	7.9	5.6	1.7
Total	78.1	13.4	2.1	5.0	1.4	84.5	12.3	2.3	.9
District 7:									
Michigan	65.8	26.3	2.2	5.0	.7	58.9	31.6	8.8	.7
Wisconsin	73.4	20.1	.9	5.0	.6	71.3	19.3	9.1	.3
Minnesota	69.3	24.2	1.0	5.0	.5	68.6	22.8	8.3	.3
North Dakota	78.4	13.7	2.3	5.0	.6	70.3	20.5	8.6	.6
Total	70.7	22.4	1.3	5.0	.6	67.5	23.5	8.6	.4
District 8:									
Iowa	74.9	17.5	1.4	5.0	1.2	79.4	19.7	.9	(5)
South Dakota	78.0	12.0	3.6	5.0	1.4	81.7	15.8	2.3	.2
Nebraska	80.7	11.2	1.7	5.0	1.4	85.8	12.4	1.7	.1
Wyoming	84.4	8.0	1.5	5.0	1.1	86.7	11.3	1.9	.1
Total	77.2	14.9	1.7	5.0	1.2	81.8	16.7	1.4	.1
District 9:									
Kansas	83.3	6.6	4.1	5.0	1.0	89.4	8.1	2.1	.4
Oklahoma	83.2	5.9	4.8	5.0	1.1	89.6	5.9	3.7	.8
Colorado	83.7	6.6	3.4	5.0	1.3	89.3	5.4	4.6	.7
New Mexico	88.4	1.5	3.9	5.0	1.2	87.7	5.1	6.2	1.0
Total	83.5	6.3	4.1	5.0	1.1	89.4	6.9	3.1	.6
District 10: Texas	87.8	5.2	1.9	5.0	.1	87.1	8.3	4.4	.2
District 11:									
Arizona	83.8	4.9	3.7	5.0	2.6	83.7	5.6	9.4	1.3
Utah	88.9	2.9	.9	5.0	2.3	91.3	3.6	3.9	1.2
Nevada	88.5	4.4	.1	5.0	2.0	88.3	3.4	6.9	1.4
California	81.0	7.9	4.0	5.0	2.1	82.1	7.0	9.7	1.2
Total	82.0	7.2	3.7	5.0	2.1	83.4	6.4	9.0	1.2
District 12:									
Montana	85.0	6.6	2.4	5.0	1.0	92.7	4.2	2.3	.8
Idaho	90.4	2.8	.9	5.0	.9	93.8	4.3	1.0	.9
Washington	89.3	3.3	1.5	5.0	.9	94.3	2.2	2.8	.7
Oregon	89.5	2.6	2.0	5.0	.9	93.0	4.2	2.1	.7
Total	89.3	3.2	1.6	5.0	.9	93.5	3.7	2.1	.7
Grand total [4]	77.8	13.6	2.5	5.0	1.1	79.7	14.6	5.1	.6

[4] Excludes Puerto Rico.
[5] Less than 0.1 percent.

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TABLE 5.—*Loans closed and outstanding, by years, 1917–36*

Year	Loans closed		Loans outstanding Dec. 31	
	Number	Amount	Number	Amount
17	18, 154	$39, 112, 115	(1)	(1)
18	49, 808	118, 129, 836	(1)	$156, 213, 892
19	45, 436	144, 987, 180	(1)	293, 595, 395
20	17, 997	66, 984, 534	126, 179	349, 678, 988
21	27, 153	91, 029, 976	151, 823	432, 523, 141
22	74, 055	224, 301, 400	221, 778	639, 480, 435
23	60, 100	192, 083, 015	274, 507	799, 596, 935
24	47, 227	165, 509, 845	313, 712	927, 567, 598
25	39, 905	127, 355, 451	342, 904	1, 005, 694, 817
26	36, 893	131, 317, 715	366, 494	1, 077, 818, 724
27	39, 268	140, 384, 200	392, 148	1, 155, 643, 871
28	26, 968	102, 236, 400	404, 865	1, 194, 820, 881
29	17, 132	64, 252, 500	409, 559	1, 198, 513, 917
30	12, 572	47, 971, 000	410, 493	1, 189, 604, 354
31	*10, 898*	*42, 015, 300*	*407, 852*	*1, 187, 898, 205*
32	7, 208	27, 569, 800	400, 537	1, 128, 564, 481
33	38, 568	151, 634, 111	428, 861	1, 232, 706, 802
34	190, 147	730, 367, 140	606, 344	1, 915, 791, 654
35	58, 968	248, 671, 200	643, 803	2, 071, 924, 721
36	26, 362	109, 170, 200	639, 828	2, 064, 157, 944
Total	844, 839	2, 965, 082, 918		

[1] Not available.

TABLE 6.—*Loans closed during 1936 and outstanding Dec. 31, 1936, by States*

District and State	Loans closed during 1936		Loans outstanding Dec. 31, 1936	
	Number	Amount	Number	Amount
District 1:				
Maine	120	$287, 500	3, 527	$7, 716, 731
New Hampshire	45	91, 900	755	1, 438, 022
Vermont	129	299, 700	2, 116	4, 905, 765
Massachusetts	229	508, 100	2, 926	7, 256, 056
Rhode Island	47	121, 500	430	1, 202, 344
Connecticut	184	480, 400	2, 324	6, 135, 684
New York	800	2, 177, 600	13, 489	36, 121, 654
New Jersey	196	619, 200	2, 811	8, 865, 215
Total	1, 750	4, 585, 900	28, 378	73, 641, 471
District 2:				
Pennsylvania	404	962, 900	9, 288	20, 660, 227
Delaware	19	49, 600	297	843, 185
Maryland	202	754, 800	2, 373	8, 484, 468
Virginia	244	827, 900	11, 957	29, 780, 598
West Virginia	95	313, 900	4, 825	8, 565, 154
Puerto Rico	71	568, 800	3, 955	11, 053, 008
Total	1, 035	3, 477, 900	32, 695	79, 386, 640
District 3:				
North Carolina	274	564, 200	12, 653	21, 838, 973
South Carolina	155	340, 000	7, 290	16, 980, 088
Georgia	199	461, 200	13, 053	24, 994, 836
Florida	87	309, 100	4, 718	10, 944, 894
Total	715	1, 674, 500	37, 714	73, 758, 291

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TABLE 6.—*Loans closed during 1936 and outstanding Dec. 31, 1936, by States—Continued*

District and State	Loans closed during 1936		Loans outstanding Dec. 31, 1936	
	Number	Amount	Number	Amount
District 4:				
Ohio	665	$2,150,800	19,228	$58,677,842
Indiana	741	2,458,800	25,864	75,081,214
Kentucky	249	1,089,700	13,641	39,461,619
Tennessee	250	798,900	14,504	32,286,505
Total	1,905	6,498,200	73,237	205,507,180
District 5:				
Alabama	125	399,600	20,127	29,102,635
Mississippi	66	473,800	18,085	28,733,943
Louisiana	32	171,900	11,103	21,976,775
Total	223	1,045,300	49,315	79,813,353
District 6:				
Illinois	2,025	13,229,000	23,847	141,782,195
Missouri	819	2,784,300	14,183	41,602,320
Arkansas	141	1,272,700	11,295	18,708,897
Total	2,985	17,286,000	49,325	202,093,412
District 7:				
Michigan	1,020	2,402,700	23,173	51,849,664
Wisconsin	1,300	4,151,200	25,281	83,047,305
Minnesota	2,106	8,255,500	30,346	119,890,174
North Dakota	472	1,644,200	22,810	76,594,740
Total	4,898	16,453,600	101,610	331,381,883
District 8:				
Iowa	2,659	16,544,400	32,391	204,783,067
South Dakota	941	3,490,100	15,967	60,172,728
Nebraska	1,794	8,668,600	25,283	122,443,023
Wyoming	108	538,200	3,066	9,341,067
Total	5,502	29,241,300	76,707	396,739,885
District 9:				
Kansas	2,116	7,285,800	27,090	98,115,572
Oklahoma	877	2,524,600	14,693	37,251,994
Colorado	470	1,755,800	10,159	28,425,695
New Mexico	54	215,900	4,950	9,887,617
Total	3,517	11,782,100	56,892	173,680,878
District 10: Texas	2,100	8,045,000	70,765	218,167,404
District 11:				
Arizona	92	424,900	2,028	8,112,540
Utah	87	314,200	5,980	16,119,208
Nevada	17	181,500	456	3,395,148
California	686	4,681,900	17,993	95,291,261
Total	882	5,602,500	26,457	122,918,157
District 12:				
Montana	55	176,400	6,297	18,279,842
Idaho	258	759,800	9,272	28,359,472
Washington	242	1,226,600	12,744	33,006,143
Oregon	295	1,315,100	8,420	27,423,933
Total	850	3,477,900	36,733	107,069,390
Grand total	*26,362*	*109,170,200*	*639,828*	*2,064,157,944*

FEDERAL LAND BANKS

TABLE 7.—*Percentage of loan proceeds used to refinance indebtedness from Jan. 1, 1936, through Dec. 31, 1936, classified according to type of indebtedness and class of creditor, by States* [1]

District and State	First and junior mortgages held by—				Other indebtedness owed to—			Total
	Life insurance companies	Commercial banks	Joint stock land banks	Others	Commercial banks	Tax authorities	Other creditors	
District 1:								
Maine		26.4		43.7	3.6	2.9	9.0	85.6
New Hampshire		38.8		27.7	1.4	1.1	6.1	75.1
Vermont		34.5		25.1	5.4	.9	6.8	72.7
Massachusetts	0.2	24.5		28.8	4.5	4.0	9.6	71.6
Rhode Island		14.1		46.5	3.7	1.6	8.9	74.8
Connecticut		17.7		37.6	7.6	1.3	7.9	72.1
New York		12.4	3.3	41.0	7.9	1.0	8.6	74.2
New Jersey		7.5	2.0	48.5	3.9	5.0	5.1	72.0
Total	(2)	16.5	1.9	39.3	6.3	2.0	8.1	74.1
District 2: [3]								
Pennsylvania	.3	21.2	3.9	34.7	2.6	3.7	6.1	72.5
Delaware		21.7		64.9	2.4	1.1	.9	91.0
Maryland	2.3	18.7	6.2	37.1	4.2	1.7	3.1	73.3
Virginia	9.7	17.7	2.4	28.4	8.6	.9	6.5	74.2
West Virginia	.4	25.1	6.6	24.5	13.2	1.0	8.7	79.5
Total	3.5	20.0	4.3	32.9	5.9	2.1	5.6	74.3
District 3:								
North Carolina	5.0	7.1	11.1	28.1	2.6	6.2	7.3	67.4
South Carolina	1.9	8.5	7.0	31.1	1.7	4.6	5.8	60.6
Georgia	6.7	8.2	5.6	26.3	3.3	4.0	3.3	57.4
Florida	2.1	24.0		32.5	2.7	4.7	9.2	75.2
Total	4.3	10.8	6.7	29.0	2.6	5.0	6.3	64.7
District 4:								
Ohio	15.2	16.3	2.6	24.4	6.4	1.0	6.0	71.9
Indiana	28.5	12.3	7.0	11.6	4.3	.7	5.4	69.8
Kentucky	22.4	17.7	5.1	20.3	7.8	.4	5.5	79.2
Tennessee	23.6	14.2	.7	20.5	7.8	2.6	7.7	77.3
Total	22.5	14.8	4.4	18.4	6.0	1.0	5.9	73.0
District 5:								
Alabama	11.2	14.7	10.7	40.7	2.7	.7	2.9	83.6
Mississippi	9.5	14.9	13.2	47.0	1.9	.7	2.9	90.0
Louisiana	5.4	31.1	7.8	22.8	.6	1.7	4.7	74.1
Total	9.5	17.5	11.4	40.6	2.0	.8	3.2	85.0
District 6:								
Illinois	22.4	9.9	8.1	20.9	4.8	.6	9.2	75.9
Missouri	25.7	9.6	2.1	29.8	6.6	.6	11.0	85.4
Arkansas	17.9	9.4	23.4	27.9	1.5	2.0	2.8	84.9
Total	22.6	9.8	8.4	22.8	4.8	.7	9.0	78.1
District 7:								
Michigan	6.6	12.0	1.2	33.4	2.8	3.8	6.0	65.8
Wisconsin	4.8	8.9		51.7	1.7	2.6	3.7	73.4
Minnesota	12.7	6.6	.8	38.9	1.8	3.3	5.2	69.3
North Dakota	9.3	17.3	.1	29.6	3.6	6.0	10.5	78.4
Total	9.5	9.0	.6	40.4	2.1	3.6	5.5	70.7
District 8:								
	31.4	9.4	3.4	24.3	2.3	.3	3.8	74.9
	23.3	6.0	3.3	22.7	4.3	5.0	13.4	78.0
	15.5	10.7	1.8	40.0	4.7	2.0	6.0	80.7
	.8	16.1	18.4	32.3	6.7	4.1	6.0	84.4
	25.2	9.5	3.2	28.9	3.3	1.5	5.6	77.2

…ercentage of loan proceeds

FEDERAL LAND BANKS

TABLE 7.—*Percentage of loan proceeds used to refinance indebtedness from Jan. 1, 1936, through Dec. 31, 1936, classified according to type of indebtedness and class of creditor, by States—Continued*

District and State	First and junior mortgages held by—				Other indebtedness owed to—			Total
	Life insurance companies	Commercial banks	Joint stock land banks	Others	Commercial banks	Tax authorities	Other creditors	
District 9:								
Kansas	23.9	9.0	4.9	29.9	7.3	2.0	6.3	83.3
Oklahoma	27.5	8.9	1.3	37.1	3.7	1.8	2.9	83.2
Colorado	3.9	9.4	15.9	40.6	4.1	3.7	6.1	83.7
New Mexico	2.7	20.2		38.5	15.1	2.2	9.7	88.4
Total	21.3	9.3	5.7	33.2	6.2	2.2	5.6	83.5
District 10: Texas	23.1	7.6	16.6	32.1	3.0	.9	4.5	87.8
District 11:								
Arizona	21.5	10.1	7.2	35.7	2.9	4.9	1.5	83.8
Utah	2.3	16.4	.6	60.7	3.1	3.6	2.2	88.9
Nevada		8.1	9.1	69.4		1.9		88.5
California	5.7	22.3	3.8	39.4	3.6	1.3	4.9	81.0
Total	6.5	20.6	4.1	41.3	3.4	1.7	4.4	82.0
District 12:								
Montana	4.8	5.4	11.6	37.0	7.7	5.0	13.5	85.0
Idaho	15.7	8.7	1.5	44.1	5.5	6.4	8.5	90.4
Washington	42.3	5.3	1.3	27.6	3.2	2.9	6.7	89.3
Oregon	12.0	4.1	19.7	33.3	8.1	7.8	9.5	89.5
Total	23.1	5.6	8.8	33.8	3.9	5.6	8.5	89.3
Grand total [3]	18.5	10.7	5.3	31.2	4.0	1.9	6.2	77.8

[3] Excluding Puerto Rico.

TABLE 8.—*Disposition of interest installments on mortgage loans during 1936*

Federal Land Bank of—	Interest delinquent on Jan. 1, 1936 [1]	Interest installments matured during 1936	Total amount collectible	Disposition			Percent of total delinquent on Dec. 31, 1936
				Percent of total collected	Percent of total extended or reamortized	Percent of total transferred to loans called for foreclosure or charged off	
Springfield	$699,663	$2,521,090	$3,220,753	84.4	0.4	5.6	
Baltimore	2,358,785	3,028,499	5,387,284	64.2	9.6	20.4	
Columbia	1,015,652	2,719,141	3,734,793	66.6	9.4	12.1	
Louisville	866,210	7,212,716	8,078,926	91.0	1.3	4.7	
New Orleans	1,496,414	2,963,314	4,459,728	59.6	15.6	8.5	
St. Louis	1,400,735	6,839,999	8,240,734	86.0	.5	8.9	
St. Paul	3,746,335	11,411,271	15,157,606	60.4	21.3	5.5	
Omaha	2,076,095	13,379,903	15,455,998	71.4	17.8	6.3	
Wichita	1,973,242	5,964,760	7,938,002	70.3	4.5	7.0	
Houston	1,113,476	7,599,253	8,712,729	81.3	4.6	2.7	
Berkeley	715,896	4,267,720	4,983,616	82.5	7.7	4.4	
Spokane	1,521,923	3,895,695	5,417,618	64.1	6.4	12.8	
Total	18,984,426	71,803,361	90,787,787				

[1] Adjusted.

FEDERAL LAND BANKS

TABLE 9.—*Classification of mortgage loans outstanding, Dec. 31, 1936, by States*

District and State	Total loans outstanding		Loans classified as not delinquent						Loans classified as delinquent (loans with matured installments unpaid and extended)	
			With all matured installments paid in full		With all matured unpaid installments extended					
					With no delinquency in extensions		With delinquency in extensions			
	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent
District 1:										
Maine	*3,527*	*100.0*	*2,569*	*72.8*					*958*	*27.2*
New Hampshire	753	100.0	706	93.8					47	6.2
Vermont	2,118	100.0	1,915	90.4					203	9.6
Massachusetts	2,926	100.0	2,771	94.7					155	5.3
Rhode Island	430	100.0	405	94.2					25	5.8
Connecticut	2,324	100.0	2,224	95.7					100	4.3
New York	13,489	100.0	12,399	91.9					1,090	8.1
New Jersey	*2,811*	*100.0*	*2,636*	*93.8*					*175*	*6.2*
Total	28,378	100.0	25,625	90.3					2,753	9.7
District 2:										
Pennsylvania	9,288	100.0	8,170	88.0	228	2.4	19	0.2	871	9.4
Delaware	297	100.0	272	91.6	1	.3			24	8.1
Maryland	2,373	100.0	2,133	89.9	18	.8	2	.1	220	9.2
Virginia	11,957	100.0	10,542	88.2	303	2.5	17	.1	1,095	9.2
West Virginia	4,825	100.0	4,301	89.1	80	1.7	3	.1	441	9.1
Puerto Rico	3,955	100.0	2,594	65.6	1,082	27.3			279	7.1
Total	32,695	100.0	28,012	85.7	1,712	5.2	41	.1	2,930	9.0
District 3:										
North Carolina	12,653	100.0	9,484	75.0	1,362	10.8	78	.6	1,729	13.6
South Carolina	7,290	100.0	4,761	65.3	919	12.6	43	.6	1,567	21.5
Georgia	13,053	100.0	8,684	66.5	1,907	14.6	135	1.1	2,327	17.8
Florida	4,718	100.0	3,578	75.8	720	15.3	68	1.4	352	7.5
Total	37,714	100.0	26,507	70.3	4,908	13.0	324	.9	5,975	15.8
District 4:										
Ohio	19,228	100.0	18,224	94.8	330	1.7	39	.2	635	3.3
Indiana	25,864	100.0	24,260	93.8	903	3.5	64	.2	637	2.5
Kentucky	13,641	100.0	12,376	90.7	487	3.6	35	.3	743	5.4
Tennessee	14,504	100.0	12,947	89.3	720	5.0	80	.6	757	5.1
Total	73,237	100.0	67,807	92.6	2,440	3.3	218	.3	2,772	3.8
District 5:										
Alabama	20,127	100.0	15,964	79.3	446	2.2	330	1.6	3,387	16.9
Mississippi	18,085	100.0	12,553	69.4	994	5.5	750	4.2	3,788	20.9
Louisiana	*11,103*	*100.0*	*8,006*	*72.1*	*343*	*3.1*	*185*	*1.7*	*2,569*	*23.1*
Total	49,315	100.0	36,523	74.1	1,783	3.6	1,265	2.6	9,744	19.7
District 6:										
Illinois	23,847	100.0	21,131	88.6	1,453	6.	[illegible]	[illegible]	[illegible]	[illegible]
Missouri	14,183	100.0	11,038	77.8	1,063	7.				
Arkansas	11,295	100.0	6,805	60.2	1,974	17				

FEDERAL LAND BANKS

TABLE 9.—*Classification of mortgage loans outstanding, Dec. 31, 1936, by States*—Continued

District and State	Total loans outstanding		Loans classified as not delinquent						Loans classified as delinquent (loans with matured installments unpaid and extended)	
			With all matured installments paid in full		With all matured unpaid installments extended					
					With no delinquency in extensions		With delinquency in extensions			
	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent
District 7:										
Michigan	*23,173*	*100.0*	*19,983*	*86.2*	*111*	*0.5*	228	1.0	2,851	12.3
Wisconsin	25,281	100.0	20,099	79.5	345	1.4	256	1.0	4,581	18.1
Minnesota	30,346	100.0	24,589	81.0	692	2.3	260	.9	4,805	15.8
North Dakota	22,810	100.0	4,565	20.0	13,390	58.7	304	1.3	4,551	20.0
Total	*101,010*	*100.0*	*69,236*	*68.1*	*14,538*	*14.3*	*1,048*	*1.1*	*16,788*	*16.5*
District 8:										
Iowa	32,391	100.0	28,871	89.2	1,409	4.3	852	2.6	1,259	3.9
South Dakota	15,967	100.0	8,894	55.7	2,867	18.0	1,672	10.5	2,534	15.8
Nebraska	*25,283*	*100.0*	*18,649*	*73.8*	2,931	*11.0*	*1,551*	*6.1*	2,152	8.5
Wyoming	3,066	100.0	2,389	77.9	91	3.0	132	4.3	454	14.8
Total	76,707	100.0	58,803	76.7	7,298	9.5	4,207	5.5	6,399	8.3
District 9:										
Kansas	27,090	100.0	19,346	71.4	1,892	7.0	131	.5	5,721	21.1
Oklahoma	14,693	100.0	10,799	73.5	686	4.7	36	.2	3,172	21.6
Colorado	10,159	100.0	6,693	65.9	964	9.5	38	.4	2,464	24.2
New Mexico	4,950	100.0	3,769	76.1	353	7.1	18	.4	810	16.4
Total	56,892	100.0	40,607	71.4	3,895	6.8	223	.4	12,167	21.4
District 10: Texas	70,765	100.0	53,351	75.4	5,202	7.4	794	1.1	11,418	16.1
District 11:										
Arizona	2,028	100.0	1,509	74.4	226	11.2	21	1.0	272	13.4
Utah	5,980	100.0	3,997	66.8	731	12.2	171	2.9	1,081	18.1
Nevada	456	100.0	301	66.0	54	11.8	8	1.8	93	20.4
California	17,993	100.0	16,536	91.9	495	2.8	75	.4	887	4.9
Total	26,457	100.0	22,343	84.5	1,506	5.7	275	1.0	2,333	8.8
District 12:										
Montana	6,297	100.0	3,640	57.8	356	5.7	258	4.1	2,043	32.4
Idaho	9,272	100.0	7,488	80.8	84	.9	152	1.6	1,548	16.7
Washington	12,744	100.0	10,219	80.2	148	1.2	198	1.6	2,179	17.0
Oregon	8,420	100.0	6,824	81.0	78	.9	124	1.5	1,394	16.6
Total	36,733	100.0	28,171	76.7	666	1.8	732	2.0	7,164	19.5
Grand total	639,828	100.0	495,959	77.5	48,438	7.6	9,129	1.4	86,302	13.5

FEDERAL LAND BANKS

ABLE 10.—*Real estate, sheriffs' certificates, and judgments acquired and disposed of during 1936, by banks*

Federal Land Bank of—	Acquisitions		Disposals						
			Number					Consideration as a percent of—	
	Number	Investment	Whole	Part	Investment	Carrying value	Consideration	Investment	Carrying value
ringfield	453	$1, 754, 550	435	53	$1, 906, 325	$1, 455, 723	$1, 427, 266	74. 9	98. 0
ltimore	1, 324	4, 500, 207	872	86	3, 074, 275	2, 191, 097	2, 403, 083	78. 2	109. 7
lumbia	1, 493	4, 070, 748	2, 686	364	7, 886, 298	5, 470, 483	4, 960, 182	62. 9	90. 7
uisville	620	2, 547, 997	768	86	3, 280, 097	2, 548, 495	2, 907, 899	88. 7	114. 1
w Orleans	1, 917	4, 885, 151	2, 746	784	7, 254, 058	5, 717, 473	6, 110, 491	84. 2	106. 9
Louis	1, 517	5, 120, 726	1, 151	174	4, 292, 366	3, 367, 397	3, 240, 625	75. 5	96. 2
Paul	2, 142	10, 505, 537	804	77	3, 817, 996	2, 897, 756	2, 692, 836	70. 5	92. 9
naha	1, 111	7, 988, 684	428	40	3, 579, 396	2, 913, 481	2, 692, 552	75. 2	92. 4
ichita	1, 148	4, 507, 078	634	65	3, 007, 780	2, 209, 661	2, 252, 790	74. 9	102. 0
uston	666	2, 053, 917	1, 007	93	3, 069, 793	2, 297, 138	2, 430, 128	79. 2	105. 8
rkeley	355	1, 632, 100	379	56	1, 765, 521	1, 160, 911	1, 325, 226	75. 1	114. 2
okane	1, 910	7, 133, 836	1, 116	109	4, 474, 206	2, 688, 141	2, 784, 710	62. 2	103. 6
Total	14, 656	56, 700, 531	13, 026	1, 987	47, 408, 111	34, 917, 756	35, 227, 788	74. 3	100. 9

TABLE 11.—*Real estate, sheriffs' certificates, and judgments held, Dec. 31, 1936, by States*

District and State	Farms owned outright				Sheriffs' certificates and judgments			
	Number	Acres	Investment	Carrying value	Number	Acres	Investment	Carrying value
strict 1:								
Maine	173	27, 437	$691, 190	$518, 903	-	-	-	-
New Hampshire	13	1, 738	36, 687	28, 760	-	-	-	-
Vermont	26	5, 025	113, 631	92, 843	-	-	-	-
Massachusetts	26	2, 684	149, 781	132, 002	-	-	-	-
Rhode Island	-	-	-	-	-	-	-	-
Connecticut	8	984	53, 881	42, 372	-	-	-	-
New York	323	47, 026	1, 615, 991	1, 174, 886	-	-	-	-
New Jersey	53	4, 962	367, 449	299, 819	-	-	-	-
Total	622	89, 856	3, 028, 610	2, 289, 585	-	-	-	-
strict 2:								
Pennsylvania	373	46, 130	1, 337, 806	886, 340	-	-	-	-
Delaware	3	225	4, 200	3, 408	-	-	-	-
Maryland	26	3, 801	109, 382	82, 407	-	-	-	-
Virginia	270	48, 334	995, 455	712, 659	-	-	-	-
West Virginia	99	15, 459	256, 216	172, 282	-	-	-	-
Puerto Rico	121	11, 117	423, 795	265, 063	-	-	-	-
Total	892	125, 066	3, 126, 854	2, 122, 159	-	-	-	-
strict 3:								
North Carolina	182	24, 453	404, 068	318, 732	-	-	-	-
South Carolina	150	29, 881	483, 007	326, 390	-	-	-	-
Georgia	215	45, 387	583, 336	452, 996	-	-	-	-
Florida	204	26, 845	596, 560	305, 304	-	-	-	-
Total	751	126, 066	2, 066, 971	1, 403, 422	-	-	-	-

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TABLE 11.—*Real estate, sheriffs' certificates, and judgments held, Dec. 31, 1936, by States*—Continued

District and State	Farms owned outright				Sheriffs' certificates and judgments			
	Number	Acres	Investment	Carrying value	Number	Acres	Investment	Carrying value
District 4:								
Ohio	81	11,182	$473,959	$394,234				
Indiana	207	*29,947*	*1,556,198*	*1,173,836*	228	*25,884*	*$1,211,253*	*$1,024,510*
Kentucky	85	17,964	511,761	388,083				
Tennessee	67	10,803	242,511	202,426				
Total	440	69,896	2,784,429	2,158,579	228	25,884	1,211,253	1,024,510
District 5:								
Alabama	1,125	223,855	2,559,206	2,255,684	695	137,561	1,587,185	1,396,306
Mississippi	4,133	877,086	11,855,396	9,296,542				
Louisiana	889	179,782	3,202,300	2,564,474				
Total	6,147	1,280,723	17,616,902	14,116,700	695	137,561	1,587,185	1,396,306
District 6:								
Illinois	316	41,330	1,993,382	1,735,065	298	41,481	2,170,865	1,860,558
Missouri	687	112,014	3,321,921	2,647,252	54	7,938	243,938	209,678
Arkansas	618	89,616	1,220,758	870,188	453	62,678	978,989	810,804
Total	1,621	242,960	6,536,061	5,252,505	805	112,097	3,393,792	2,881,040
District 7:								
Michigan	508	64,830	2,162,406	1,507,644	404	50,915	1,406,173	1,284,253
Wisconsin	650	90,090	3,839,180	2,536,373	447	54,280	2,488,526	2,256,624
Minnesota	868	150,309	6,023,474	4,769,805	454	69,450	2,722,934	2,495,301
North Dakota	1,975	542,131	9,514,565	7,191,638	528	141,171	2,780,543	2,494,965
Total	4,001	847,360	21,539,625	16,005,460	1,833	315,816	9,398,176	8,531,143
District 8:								
Iowa	635	98,720	*6,458,499*	*5,416,190*	*167*	24,114	*1,666,540*	*1,450,296*
South Dakota	1,418	377,597	9,918,829	8,018,593	278	75,337	1,682,468	1,402,408
Nebraska	364	127,521	2,637,841	2,142,768	254	100,589	2,103,090	1,806,838
Wyoming	47	25,504	182,841	142,796	34	16,704	101,389	87,290
Total	2,464	629,342	19,198,010	15,720,347	733	216,744	5,553,287	4,746,832
District 9:								
Kansas	194	64,578	1,416,412	1,236,667	397	122,808	2,384,428	2,089,712
Oklahoma	157	34,334	606,925	425,854	135	29,221	560,930	451,313
Colorado	819	347,637	2,915,204	2,065,034	353	138,700	1,314,746	1,009,194
New Mexico	125	59,236	289,560	227,169	84	45,790	213,636	175,989
Total	1,295	505,785	5,228,101	3,954,724	969	336,519	4,473,740	3,726,208
District 10: Texas	797	145,624	2,740,138	2,147,459				
District 11:								
Arizona	18	2,008	91,483	70,355	8	795	52,599	45,282
Utah	351	43,600	1,530,390	831,145	59	8,254	272,850	224,309
Nevada	43	13,593	385,590	273,847	1	960	11,942	10,853
California	190	25,030	1,290,846	882,224	56	5,811	341,696	292,913
Total	602	84,231	3,298,309	2,057,571	124	15,820	679,087	573,357
District 12:								
Montana	1,491	542,395	4,729,758	2,280,359	263	*107,723*	907,378	*767,994*
Idaho	486	80,243	2,445,953	1,690,408	250	45,374	1,196,343	1,039,163
Washington	638	95,352	2,822,311	1,685,385	390	39,095	1,333,343	1,150,333
Oregon	342	97,844	1,512,526	979,993	196	49,539	908,911	785,511
Total	2,957	815,824	11,510,548	6,636,145	1,099	241,731	4,345,973	3,743,001
Grand total	22,589	4,962,133	98,674,558	73,864,656	6,486	1,402,172	30,642,493	26,622,397

TABLE 12.—*Bonds issued and retired during 1936, and outstanding Dec. 31, 1936, by type of bond*

Type of bond	Bonds issued during 1936	Bonds retired during 1936	Bonds outstanding Dec. 31, 1936
Individual		$331,070,240	$205,674,100
Consolidated	$369,788,000	2,330,900	1,758,980,340
Total	369,788,000	333,401,140	1,964,654,440

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TABLE 13.—*Consolidated farm loan bonds outstanding Dec. 31, 1936, by date of issue* [1]

Date of issue	Term (years)	Rate (percent)	Maturity	Amount
July 1, 1933	10–30	4	July 1, 1963	$59, 170, 000
Mar. 15, 1934	10–30	4	Mar. 15, 1964	54, 557, 400
May 15, 1934	10–30	4	May 15, 1964	426, 616, 440
July 1, 1934	10-12	4	July 1, 1946	135, 952, 500
July 15, 1934	10–30	4	July 15, 1964	147, 800, 000
Sept. 15, 1934	10–30	4	Sept. 15, 1964	55, 610, 900
Mar. 15, 1935	10–30	3½	Mar. 15, 1965	5, 704, 600
Mar. 15, 1935	10–30	3¼	Mar. 15, 1965	39, 045, 900
Mar. 15, 1935	10–30	3	Mar. 15, 1965	73, 824, 600
May 1, 1935	10–20	3¼	May 1, 1955	161, 985, 200
July 1, 1935	10–20	3	July 1, 1955	237, 519, 900
Jan. 1, 1936	10-20	3	Jan. 1, 1956	181, 193, 400
May 1, 1936	10–20	3	May 1, 1956	179, 999, 500
Total				1, 758, 980, 340

[1] Includes bonds on hand.

TABLE 14.—*Individual farm-loan bonds outstanding, Dec. 31, 1936, by date of issue* [1]

Date of issue	Term (years)	Rate (percent)	Maturity	Amount
July 1, 1926	10–30	4¼	July 1, 1956	Called
Jan. 1, 1927	10–30	4¼	Jan. 1, 1957	$33, 377, 320
Jan. 1, 1927	10–30	4	Jan. 1, 1957	500, 000
May 1, 1927	10–30	4¼	May 1, 1957	105, 991, 600
July 1, 1927	10–30	4	July 1, 1957	500, 000
Nov. 1, 1927	10–30	4	Nov. 1, 1957	27, 807, 420
May 1, 1928	10–30	4	May 1, 1958	22, 676, 600
Nov. 1, 1928	10–30	4¼	Nov. 1, 1958	14, 021, 980
May 1, 1929	10–30	4½	May 1, 1959	617, 460
July 1, 1929	10–30	4½	July 1, 1959	181, 720
Total				205, 674, 100

[1] Includes bonds on hand.

TABLE 15.—*Individual and consolidated farm loan bonds outstanding, Dec. 31 of each year, 1917–36*

As of Dec. 31—	Individual [1]	Consolidated [1]	Total [1]
1917	(2)		(2)
1918	(2)		(2)
1919	(2)		(2)
1920	(2)		(2)
1921	$432, 761, 315		$432, 761, 315
1922	642, 708, 375		642, 708, 375
1923	806, 669, 330		806, 669, 330
1924	914, 763, 400		914, 763, 400
1925	982, 192, 440		982, 192, 440
1926	1, 059, 216, 615		1, 059, 216, 615
1927	1, 139, 616, 660		1, 139, 616, 660
1928	1, 477, 381, 260		1, 177, 381, 260
1929	1, 190, 245, 780		1, 190, 245, 780
1930	1, 186, 438, 320		1, 186, 438, 320
1931	1, 170, 828, 980		1, 170, 828, 980
1932	1, 148, 190, 740		1, 148, 190, 740
1933	1, 143, 840, 160	$98, 500, 000	1, 242, 340, 160
1934	968, 581, 120	816, 861, 240	1, 785, 442, 360
1935	536, 744, 340	1, 391, 523, 240	1, 928, 267, 580
1936	205, 674, 100	1, 758, 980, 340	1, 964, 654, 440

[1] Including bonds on hand and excluding bonds matured or called.
[2] Not available.

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'ABLE 16.—*Collateral pledged as security for farm loan bonds outstanding and notes payable to the Reconstruction Finance Corporation as of Dec. 31, 1936*

Type of collateral	Pledged with registrar as security for—		Pledged with Reconstruction Finance Corporation
	Individual bonds	Consolidated bonds	
ortgage loans	$214,700,936	$1,819,667,170	$586,622
. S. Government obligations, direct and fully guaranteed (par)	3,301,350	12,841,850	
ash	150,000	5,938,518	
ash deposited for matured or called bonds	[1] 10,159,580		
ash under trust receipt		[2] 9,033,537	
ederal Farm Mortgage Corporation bonds under trust receipt (par)		[3] 18,100	
eal estate, sheriffs' certificates, judgments, loans called for foreclosure, etc.			48,331,450
urchase money mortgages, real estate sales contracts, and notes receivable			5,239,758
Total collateral	228,311,866	1,847,499,175	54,157,830

[1] Of this amount $3,512,520 deposited in anticipation of bonds called for redemption Jan. 1, 1937.
[2] Of this amount $838,985.98 has not beeo disbursed on loans.
[3] This amount has not been disbursed on loans.

ABLE 17.—*Capital stock outstanding, Dec. 31, 1936, by type of owner and by banks*

Federal Land Bank of—	Type of owner				Percent of total owned by national farm loan associations nr borrowers with direct loans
	U. S. Government	National farm loan associations	Borrowers with direct loans	Total	
ringfield	$6,289,080	$4,067,575	$170,145	$10,526,800	40.3
ltimore	7,350,325	3,868,625	821,750	12,040,700	39.0
lumbia	15,677,410	3,680,600	617,925	19,975,935	21.5
uisville	6,770,385	11,550,450	1,490	18,322,325	63.1
w Orleans	18,699,260	4,394,475	093,970	23,787,705	21 4
Louis	8,057,605	11,081,080	53,020	19,191,705	58.0
Paul	19,126,875	17,064,600	164,025	36,355,500	47.4
naha	6,313,650	21,245,855		27,559,505	77.1
chita	5,799,220	8,894,450	637,885	15,331,555	62.2
uston	8,367,025	12,329,870		20,696,895	59.6
rkeley	6,211,975	6,738,175	45,160	12,995,310	52.2
kane	15,403,325	6,078,675	287,415	21,769,415	29.2
Total	124,066,135	110,994,430	3,492,785	238,553,350	48.0

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TABLE 18.—*Capital stock outstanding on Dec. 31 of each year from 1917 through 1936, by type of owner*

As of Dec. 31—	Type of owner				Percent of total owned by national farm loan associations or borrowers with direct loans
	U. S. Government	National farm loan associations	Borrowers with direct loans	Total	
1917	$8,892,130	$1,932,683	$113,490	$10,938,303	18.7
1918	8,765,415	7,838,508	123,516	16,727,439	47.6
1919	7,693,240	14,780,833	100,995	22,575,068	65.9
1920	6,832,680	17,663,725	95,110	24,591,515	72.2
1921	6,598,770	21,997,145	111,255	28,707,170	77.0
1922	4,264,880	32,602,215	135,820	37,002,915	88.5
1923	2,434,385	40,926,390	252,080	43,612,855	94.4
1924	1,670,965	47,524,335	401,775	49,597,075	96.6
1925	1,331,930	51,929,868	521,675	53,783,473	97.5
1926	1,058,885	56,073,365	632,045	57,764,295	98.2
1927	710,651	60,704,385	711,825	62,126,861	98.9
1928	439,225	63,545,055	773,035	64,757,315	99.3
1929	325,983	64,594,535	814,935	65,735,453	99.5
1930	267,724	65,028,560	837,115	66,133,399	99.6
1931	204,698	64,645,328	826,105	65,676,131	99.7
1932	125,046,410	63,197,033	804,400	189,047,843	33.9
1933	124,648,398	68,290,874	1,328,345	194,267,617	35.8
1934	117,617,300	100,371,658	3,605,335	221,594,293	46.9
1935	123,097,895	109,319,814	3,573,555	235,991,264	47.8
1936	124,066,135	110,994,430	3,492,785	238,553,350	48.0

TABLE 19.—*Payments by the Secretary of the Treasury to the Federal land banks on account of interest reduction on loans to farmers, and for subscription to paid-in surplus during 1936 and the 4 years, 1933–36*

Federal Land Bank of—	Payments on account of interest reduction		Subscription to paid-in surplus	
	1936	Total 1933–36	1936	Total 1933–36
Springfield	$957,805	$2,128,182	$2,010,314	$6,874,274
Baltimore	1,519,383	3,117,324	−235,284	2,478,582
Columbia	1,378,885	2,610,052	2,020,627	5,436,164
Louisville	3,389,685	6,702,931	2,344,389	7,108,390
New Orleans	1,651,365	3,556,134	2,011,143	13,165,026
St. Louis	2,916,715	5,536,319	2,070,569	9,510,510
St. Paul	3,869,373	7,513,458	3,931,760	15,571,181
Omaha	4,360,206	8,991,780	5,983,710	17,861,044
Wichita	2,702,914	5,237,081	3,027,752	10,633,968
Houston	3,819,398	7,693,696	1,249,600	7,411,414
Berkeley	1,976,946	3,689,138	4,254,157	13,144,683
Spokane	2,076,522	4,448,170	1,648,069	12,726,682
Total	30,619,197	61,224,265	30,316,806	121,921,918

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TABLE 20.—*Consolidated statement of condition, Dec. 31, 1936*

ASSETS

Mortgage loans:			
Loans not delinquent		$1,793,510,792.00	
Loans delinquent	$270,647,152.16		
Less matured principal unpaid	1,599,075.24		
		269,048,076.92	
			$2,062,558,868.92
Extensions:			
Unmatured portion	17,331,515.26		
Matured unpaid portion	11,590,900.71		
		28,922,415.97	
Less reserves		11,590,900.71	
			17,331,515.26
Delinquent installments:			
Principal portion	1,599,075.24		
Interest portion	8,830,064.83		
		10,429,140.07	
Less:			
Partial payments, delinquent installments	1,172,827.14		
Reserves	2,032,810.69		
		3,205,637.83	
			7,223,502.24
Accounts receivable:			
Tax advances, insurance advances, etc		2,484,708.33	
Due from Federal Farm Mortgage Corporation		1,017,768.54	
Other		303,663.67	
			3,806,140.54
Purchase money mortgages and contracts:			
Purchase money first mortgages		26,819,838.24	
Purchase money second mortgages		1,375,197.26	
Real estate sales contracts		40,510,175.71	
Real estate notes receivable		281,315.02	
			68,986,526.23
Cash:			
Special trust accounts		838,985.98	
Other		50,130,813.59	
			50,969,799.57
Deposits with the Treasurer of the United States for matured or called obligations:			
Cash deposited for matured or called bonds		[1] 10,159,580.00	
Cash deposited for matured bond interest		[2] 4,759,594.89	
			14,919,174.89
Due from the Secretary of the Treasury:			
Interest reductions		12,279,822.38	
Paid-in surplus		6,094,100.39	
			18,373,922.77
U. S. Government obligations, direct and fully guaranteed:			
Special trust accounts, Federal Farm Mortgage Corporation bonds (par)		18,100.00	
Investment account (par $41,898,600)		42,479,663.67	
			42,497,763.67
Other bonds and securities			507,709.21
Accrued interest receivable (not yet due):			
Mortgage loans		30,216,535.42	
U. S. Government obligations, direct and fully guaranteed		212,191.50	
Other bonds and securities		1,583.33	
			30,430,310.25
Real estate owned (investment)		98,674,557.57	
Less reserve		24,809,901.22	
			73,864,656.35
Sheriffs' certificates, judgments, etc. (investment)		30,642,493.05	
Less reserve		4,020,096.03	
			26,622,397.02
Loans called for foreclosure (investment)		27,551,177.75	
Less reserve		3,488,016.09	
			24,063,161.66
Banking houses, furniture, fixtures, equipment, etc		8,721,993.56	
Less reserve		2,773,972.15	
			5,948,021.41
Prepaid and deferred expense			213,601.46
Discount on farm loan bonds sold			7,759,758.11
Other assets			775,742.37
Total assets			2,456,853,571.93

[1] Includes amounts deposited for retirement of bonds called for redemption on Jan. 1, 1937.
[2] Includes amounts deposited in anticipation of interest maturing Jan. 1, 1937

FEDERAL LAND BANKS

TABLE 20.—*Consolidated statement of condition, Dec. 31, 1936*—Continued

LIABILITIES

Farm loan bonds outstanding:			
Consolidated bonds	$1,758,980,340.00		
Individual bonds	205,674,100.00		
		$1,964,654,440.00	
Less bonds on hand:			
Consolidated bonds	82,300.00		
Individual bonds	92,440.00		
		174,740.00	
			$1,964,479,700.00
Matured obligations:			
Farm loan bonds matured or called		6,647,060.00	
Matured interest on farm loan bonds		547,878.59	
			7,194,938.59
Notes payable—*Reconstruction Finance Corporation*			24,636,146.74
Accrued interest payable (not yet due):			
Farm loan bonds		21,131,757.47	
Notes payable		466,158.33	
			21,597,915.80
Deferred proceeds of loans			1,324,104.97
Accounts payable			846,011.72
Dividends declared but unpaid			210,424.05
Trust accounts			7,462,864.74
Payments received on unmatured installments			3,435,429.56
Partial payments on extensions, purchase money mortgages, contracts, etc.			2,966,176.71
Other liabilities			1,673,444.75
Deferred income			4,866,452.64
Insurance reserve, bank owned farm improvements			292,716.78
Capital stock owned by—			
U. S. Government		124,066,135.00	
National farm loan associations		110,994,430.00	
Direct borrowers		3,492,785.00	
			238,553,350.00
Paid-in surplus			128,016,018.85
Legal reserve			35,381,339.65
Reserve for contingencies			13,896,036.18
Total liabilities			2,456,852,571.93

FEDERAL LAND BANKS

TABLE 21.—*Consolidated profit and loss statement for the year ended Dec. 31, 193[illegible] and for 2 years ended Dec. 31, 1935*

Item	Jan. 1, 1936 to Dec. 31, 1936		Jan. 1, 1934 to Dec. 31, 1935	
EARNINGS				
Interest:				
Mortgage loans	$105,399,985.19		$184,461,555.37	
U. S. Government obligations, direct and fully guaranteed	1,216,912.55		4,829,029.55	
Extensions and defaulted payments	2,930,300.63		6,188,716.08	
Purchase money mortgages, contracts, and other securities	2,389,538.87	$111,936,737.24	3,443,915.08	$198,923,216.
Other income:				
Loan fees	500,692.09		7,482,963.27	
Miscellaneous	132,983.16	633,675.25	387,989.38	7,870,952.
Gross earnings		112,570,412.49		206,794,168.
DEDUCTIONS FROM EARNINGS				
Interest on farm loan bonds		72,184,572.39		137,826,487.
Interest on notes payable and other deductions:				
Interest on notes payable	1,148,218.20		7,101,371.74	
Miscellaneous	76,599.03	1,224,817.23	544,689.40	7,646,061.
Operating expense		15,508,410.49		32,010,611.
Total deductions from gross earnings		88,917,800.11		177,483,160.
Net operating earnings		23,652,612.38		29,311,008.
OTHER EARNINGS				
Mortgage loan and real estate transactions:				
Interest reinstated on loans in suspense			29,479,224.33	
Less—Interest charged off on loans in suspense and on loans foreclosed			26,680,589.32	
			2,798,635.01	
Miscellaneous	1,541,310.00	1,541,310.00	1,491,176.35	4,289,811.[illegible]
Amortized premium and discount on securities (including profit on securities transactions)		583,235.20		3,532,875.[illegible]
Miscellaneous other additions		181,855.98		
Total other earnings		2,306,401.18		7,822,686.[illegible]
OTHER DEDUCTIONS				
Mortgage loan and real estate transactions:				
Net loss on real estate	11,225,198.65		11,814,884.76	
Miscellaneous	191,215.84	11,416,414.49	494,796.49	12,309,681.[illegible]
Amortized premium and discount on securities (including loss on securities transactions)		967,177.36		969,648.[illegible]
Miscellaneous other deductions		+5,992.51		
Total other deductions		12,377,599.34		13,279,329.[illegible]
Net profit before adjustment of valuation reserves		13,581,414.22		23,854,365.[illegible]
Adjustment of valuation reserves:				
Reserve for extensions matured and *unpaid*	*−8,519,093.35*		*20,109,994.06*	
Reserve for delinquent installments	−4,395,393.00		7,208,800.56	
Reserve for real estate	1,505,114.62		3,065,783.24	
Reserve for sheriffs' certificates, judgments, etc	96,260.68		2,670,189.74	
Reserve for loans called for *foreclosure*	*3,488,016.09*	−7,825,094.96		33,054,767.[illegible]
Net profit or loss after adjustment of valuation reserves		21,406,509.18		−9,200,401.[illegible]

NATIONAL FARM LOAN ASSOCIATIONS

TABLE 22.—*Charters issued and canceled during 1936, and number of associations chartered as of Dec. 31, 1936, by districts*

Federal land bank district	Charters issued	Charters canceled	Chartered associations as of Dec. 31, 1936		
			Active [1]	Inactive	Total
Springfield			116	51	167
Baltimore			154	56	210
Columbia	7		209	333	542
Louisville	2	3	410	79	489
New Orleans		2	109	257	366
St. Louis	5	7	244	228	472
St. Paul			451	279	730
Omaha			402	100	502
Wichita	16	32	348	107	455
Houston			265	100	365
Berkeley			150	63	213
Spokane	1	43	231	236	467
Total	31	87	3,089	1,889	4,978

[1] Active associations are in position to accept applications for new loans.

PRODUCTION CREDIT CORPORATIONS

TABLE 23.—*Consolidated statement of condition, Dec. 31, 1936*

ASSETS

Class A stock of production credit associations	$75,038,350.00	
Less reserve for class A stock investments	145,000.00	
		$74,893,350.00
Cash:		
On hand and in banks	245,203.17	
On deposit with Treasurer of the United States	93,318.97	
		338,522.14
U. S. Government obligations, direct and fully guaranteed (par)	30,029,850.00	
Less sold at par under repurchase agreement	11,265,350.00	
Net	18,764,500.00	
Unamortized discount	42,050.36	
		18,722,449.64
Consolidated Federal farm loan bonds (par)	101,200,000.00	
Less sold at par under repurchase agreement	74,673,400.00	
Net	26,526,600.00	
Unamortized discount		
		26,526,600.0
Accounts receivable		4,927.4
Accrued interest receivable (not yet due):		
U. S. Government obligations, direct and fully guaranteed	156,829.69	
Consolidated Federal farm loan bonds	389,138.77	
		545,968.4
Automobiles, furniture, fixtures, and equipment (net)		
Prepaid and deferred expense		2,179.6
Other assets		38,181.0
Total assets		121,072,178.4

LIABILITIES

Accounts payable	2,787.5
Due to production credit associations	66,980.0
Other liabilities	5,241.4
Capital stock paid in	120,000,000.0
Earned surplus	997,169.4
Total liabilities	121,072,178.4

PRODUCTION CREDIT ASSOCIATIONS

TABLE 24.—*Number of associations, authorized and paid-in capital stock, and number of class B stockholders, Dec. 31, 1936, by States*

District and State	Number of associations	Total authorized capital	Paid-in capital: Total	Paid-in capital: Class A stock[1]	Paid-in capital: Class B stock	Number of class B stockholders
District 1:						
Maine	3	$2,660,000	$1,973,520	$1,662,545	$310,975	2,885
New Hampshire	1	275,000	185,140	170,015	15,125	362
Vermont	3	710,000	460,825	398,525	62,300	1,274
Massachusetts	4	935,000	554,955	488,770	66,185	1,037
Rhode Island	1	235,000	198,730	164,020	34,710	254
Connecticut	1	400,000	323,685	250,005	73,680	837
New York	13	3,395,000	2,145,190	1,839,175	306,015	4,963
New Jersey	4	970,000	709,965	620,275	89,690	1,349
Total	30	9,580,000	6,552,010	5,593,330	958,680	12,961
District 2:						
Pennsylvania	11	2,470,000	1,680,496	1,535,056	145,440	3,944
Delaware	1	250,000	157,255	150,045	7,210	285
Maryland	6	2,320,000	1,118,370	1,025,390	92,980	1,325
Virginia	16	3,890,000	2,165,487	2,014,465	151,022	4,272
West Virginia	4	1,150,000	603,840	570,010	33,830	849
Puerto Rico	1	1,500,000	1,063,315	1,000,000	63,315	601
Total	39	11,580,000	6,788,763	6,294,966	493,797	11,476
District 3:						
North Carolina	28	5,175,500	3,246,530	2,931,690	314,840	20,134
South Carolina	23	3,673,000	2,526,890	2,287,160	239,730	15,418
Georgia	33	4,129,000	2,791,345	2,546,325	245,020	14,364
Florida	10	2,901,000	1,372,135	1,239,100	133,035	2,568
Total	94	15,878,500	9,936,900	9,004,275	932,625	52,484
District 4:						
Ohio	12	2,920,000	2,057,070	1,803,255	253,815	8,229
Indiana	10	2,748,000	1,773,270	1,523,295	249,975	8,041
Kentucky	12	2,326,000	1,357,335	1,243,705	113,630	4,465
Tennessee	10	2,464,000	1,647,200	1,499,560	147,640	6,887
Total	44	10,458,000	6,834,875	6,069,815	765,060	27,622
District 5:						
Alabama	8	3,100,005	1,713,540	1,578,750	134,790	6,528
Mississippi	10	4,280,005	2,549,040	2,210,390	338,650	12,068
Louisiana	8	3,237,335	2,016,625	1,776,255	240,370	6,229
Total	26	10,617,345	6,279,205	5,565,395	713,810	24,825
District 6:						
Illinois	21	4,290,000	2,516,810	2,225,490	291,320	7,832
Missouri	15	2,955,000	1,570,655	1,398,685	171,970	5,977
Arkansas	24	4,940,000	2,717,545	2,481,020	236,525	10,677
Total	60	12,185,000	6,805,010	6,105,195	699,815	24,186
District 7:						
Michigan	15	3,260,000	1,562,160	1,404,485	157,675	7,306
Wisconsin	21	4,045,000	2,053,360	1,743,270	310,090	10,588
Minnesota	28	4,325,000	2,584,110	2,245,485	338,625	9,713
North Dakota	12	2,342,000	1,166,585	1,045,310	121,275	4,189
Total	76	13,972,000	7,366,215	6,438,550	927,665	31,796

[1] Includes $51,958 class A stock owned by private investors.

PRODUCTION CREDIT ASSOCIATIONS

TABLE 24.—*Number of associations, authorized and paid-in capital stock, and number of class B stockholders, Dec. 31, 1936, by States*—Continued

District and State	Number of associations	Total authorized capital	Paid-in capital			Number of class B stockholders
			Total	Class A stock	Class B stock	
District 8:						
Iowa	17	$2, 865, 000	$2, 020, 745	$1, 867, 105	$153, 640	2, 413
South Dakota	10	2, 242, 000	1, 474, 975	1, 291, 565	183, 410	3, 203
Nebraska	14	3, 100, 000	2, 029, 955	1, 795, 245	234, 710	2, 831
Wyoming	1	1, 000, 000	634, 360	500, 085	134, 275	313
Total	42	9, 207, 000	6, 160, 035	5, 454, 000	706, 035	8, 760
District 9:						
Kansas	15	4, 440, 000	2, 206, 105	1, 980, 565	225, 540	3, 976
Oklahoma	14	4, 240, 000	2, 248, 535	1, 975, 845	272, 690	8, 741
Colorado	8	3, 280, 000	1, 682, 275	1, 395, 720	286, 555	1, 812
New Mexico	5	1, 520, 000	1, 080, 470	860, 120	220, 350	774
Total	42	13, 480, 000	7, 217, 385	6, 212, 250	1, 005, 135	15, 303
District 10: Texas	*37*	*10, 780, 000*	*6, 178, 300*	*5, 415, 135*	*763, 165*	*11, 693*
District 11:						
Arizona	2	750, 000	493, 585	400, 000	93, 585	188
Utah	2	1, 600, 000	793, 480	625, 000	168, 480	605
Nevada	1	500, 000	325, 960	250, 005	75, 955	110
California	25	8, 010, 000	5, 609, 915	4, 700, 245	909, 670	5, 956
Total	30	10, 860, 000	7, 222, 940	5, 975, 250	1, 247, 690	6, 859
District 12:						
Montana	11	4, 400, 000	2, 423, 760	1, 925, 255	498, 505	3, 725
Idaho	5	3, 350, 000	1, 484, 390	1, 125, 505	358, 885	3, 015
Washington	7	5, 800, 000	2, 479, 132	2, 186, 107	293, 025	2, 534
Oregon	8	4, 200, 000	2, 115, 575	1, 725, 280	390, 295	1, 368
Total	31	17, 750, 000	8, 502, 857	6, 962, 147	1, 540, 710	10, 642
Grand total	*551*	*146, 327, 845*	*85, 844, 495*	*75, 090, 308*	*10, 754, 187*	*238, 607*

PRODUCTION CREDIT ASSOCIATIONS

TABLE 25.—*Applications received and loans closed during 1936, and loans outstanding Dec. 31, 1936, by States*

District and State	Applications received		Loans closed [1]		Loans outstanding Dec. 31, 1936	
	Number	Amount	Number	Amount	Number	Amount
District 1:						
Maine	4, 218	$3, 131, 608	745	$2, 021, 074	1, 888	$1, 755, 351
New Hampshire	659	524, 234	362	296, 943	298	166, 730
Vermont	2, 270	1, 496, 311	1, 359	1, 197, 467	1, 164	801, 783
Massachusetts	1, 422	1, 684, 083	994	1, 238, 635	721	650, 928
Rhode Island	393	862, 592	224	638, 226	202	503, 512
Connecticut	1, 575	1, 851, 843	978	1, 590, 976	693	968, 107
New York	9, 614	8, 710, 870	5, 668	6, 195, 725	3, 904	3, 379, 443
New Jersey	2, 247	2, 449, 965	1, 355	1, 780, 982	915	872, 581
Total	22, 398	20, 712, 406	11, 685	14, 960, 028	9, 785	9, 098, 435
District 2:						
Pennsylvania	5, 668	3, 777, 583	4, 260	2, 757, 018	3, 409	1, 699, 597
Delaware	387	183, 733	281	116, 687	192	68, 295
Maryland [2]	2, 173	2, 615, 989	1, 521	1, 817, 636	1, 146	818, 074
Virginia	4, 804	3, 050, 663	3, 609	2, 371, 376	1, 950	1, 396, 658
West Virginia	1, 105	840, 127	782	620, 360	598	430, 245
Puerto Rico	354	1, 632, 763	303	1, 174, 551	271	730, 911
Total	14, 491	12, 100, 858	10, 756	8, 857, 628	7, 566	5, 143, 780
District 3:						
North Carolina	21, 173	6, 037, 083	18, 092	5, 207, 543	2, 575	392, 228
South Carolina	16, 137	4, 583, 708	13, 734	3, 906, 294	1, 562	251, 289
Georgia	15, 685	5, 063, 443	13, 197	4, 318, 100	2, 173	514, 039
Florida	3, 097	2, 998, 488	1, 940	2, 286, 083	1, 094	1, 706, 358
Total	56, 092	18, 682, 722	46, 963	15, 718, 020	7, 404	2, 863, 914
District 4:						
Ohio	13, 018	6, 546, 426	10, 709	5, 031, 023	9, 635	3, 182, 882
Indiana	13, 253	7, 468, 407	9, 220	5, 490, 500	6, 883	3, 115, 648
Kentucky	6, 726	2, 804, 084	4, 618	2, 073, 381	4, 281	1, 415, 915
Tennessee	9, 550	3, 442, 847	7, 079	2, 644, 173	4, 578	1, 483, 278
Total	42, 547	20, 261, 764	31, 626	15, 239, 077	25, 377	9, 197, 723
District 5:						
Alabama	7, 172	2, 924, 595	5, 340	2, 528, 807	807	565, 982
Mississippi	14, 964	7, 282, 631	11, 687	6, 157, 218	827	376, 806
Louisiana	7, 798	5, 178, 333	5, 664	4, 237, 033	1, 151	789, 447
Total	29, 934	15, 385, 559	22, 691	12, 923, 058	2, 785	1, 732, 235
District 6:						
Illinois	15, 536	8, 987, 330	8, 430	6, 808, 434	5, 877	3, 641, 614
Missouri	10, 376	4, 792, 858	6, 733	3, 451, 491	4, 619	2, 128, 647
Arkansas	13, 273	4, 976, 357	11, 088	4, 066, 273	1, 542	407, 261
Total	39, 185	18, 756, 545	26, 251	14, 326, 198	12, 038	6, 177, 522
District 7:						
Michigan	9, 673	3, 462, 467	7, 017	2, 946, 175	5, 992	1, 930, 418
Wisconsin	15, 586	6, 836, 417	11, 112	6, 038, 675	9, 435	3, 877, 784
Minnesota	15, 340	7, 690, 701	11, 273	7, 188, 514	8, 787	4, 686, 155
North Dakota	5, 356	2, 329, 228	4, 538	2, 201, 162	3, 729	1, 564, 835
Total	45, 954	20, 318, 813	33, 940	18, 374, 526	27, 943	12, 059, 192
District 8:						
Iowa	3, 811	3, 953, 637	3, 238	3, 964, 169	2, 195	1, 757, 292
South Dakota	6, 040	4, 094, 373	5, 743	4, 114, 613	3, 451	2, 196, 544
Nebraska	4, 451	5, 733, 051	4, 086	5, 825, 312	2, 812	2, 802, 961
Wyoming	536	3, 621, 303	453	3, 325, 075	261	1, 548, 304
Total	14, 838	17, 402, 364	13, 520	17, 229, 169	8, 719	8, 305, 101

[1] Includes 738 loans amounting to $1,944,010 purchased from regional agricultural credit corporations.
[2] Includes all of East Central Fruit Growers Production Credit Association of District No. 2

PRODUCTION CREDIT ASSOCIATIONS

TABLE 25.—*Applications received and loans closed during 1936, and loans outstanding Dec. 31, 1936, by States*—Continued

District and State	Applications received		Loans closed		Loans outstanding Dec. 31, 1936	
	Number	Amount	Number	Amount	Number	Amount
District 9:						
Kansas	8,481	$7,059,461	3,554	$4,583,568	3,084	$2,592,285
Oklahoma	12,887	6,491,362	8,688	5,156,791	6,091	3,347,762
Colorado	3,189	8,346,933	1,741	7,019,857	1,215	3,244,933
New Mexico	1,306	6,077,249	698	4,647,467	445	2,642,079
Total	25,863	27,975,005	14,681	21,407,683	10,785	11,727,059
District 10: Texas	15,509	27,516,891	11,632	21,033,711	5,793	9,351,217
District 11:						
Arizona	243	2,403,163	174	2,229,668	133	1,056,116
Utah	767	5,221,240	662	4,933,691	516	2,458,805
Nevada	128	3,243,439	107	2,449,106	86	1,087,932
California	7,712	27,877,712	5,850	20,571,489	3,751	7,503,988
Total	8,850	38,745,554	6,793	30,183,954	4,486	12,106,843
District 12:						
Montana	5,063	11,829,299	3,508	12,510,661	2,529	5,665,311
Idaho	3,593	10,023,375	2,222	9,075,703	1,481	4,484,136
Washington	3,322	7,767,518	2,285	5,918,292	1,736	2,455,496
Oregon [3]	1,897	10,659,568	1,256	10,332,498	956	4,843,990
Total	13,875	40,279,760	9,271	37,837,154	6,702	17,448,933
Grand total	329,536	278,138,241	239,809	228,090,206	129,383	105,211,954

[3] Includes all of Northwest Livestock Production Credit Association of District No. 12.

TABLE 26.—*Number and amount of applications received, loans closed, and loans outstanding, for specified periods*

Period	Applications received during period		Loans closed [1]		Loans outstanding at end of period	
	Number	Amount	Number	Amount	Number	Amount
Organization through Dec. 31, 1934	288,950	$235,355,164	135,432	$107,243,065	[2] 70,379	$60,851,506
1935	297,566	252,321,871	218,814	196,306,112	116,929	94,095,723
1936	329,536	278,138,241	239,809	228,090,206	129,383	105,211,954
January	37,584	29,535,780	15,637	16,161,674	118,451	96,239,507
February	51,700	28,944,154	29,900	17,251,915	137,051	103,002,324
March	61,366	31,311,819	53,998	25,136,675	175,976	116,391,983
April	35,112	22,257,312	37,188	23,201,261	198,980	127,510,561
May	20,370	16,249,140	18,086	19,252,259	206,397	136,467,214
June	14,036	14,768,591	11,692	16,887,277	207,953	139,467,606
July	14,372	12,776,208	9,719	14,399,503	208,290	140,981,989
August	15,817	16,004,729	9,653	13,174,146	202,982	135,602,872
September	16,910	19,368,723	10,562	15,818,225	177,368	122,004,006
October	19,056	27,767,218	13,474	20,703,959	150,833	110,775,284
November	19,741	29,050,861	12,946	20,964,635	136,201	105,440,696
December	23,472	30,103,706	16,954	25,138,675	129,383	105,211,954

[1] Includes loans purchased from regional agricultural credit corporations.
[2] Does not include number of regional agricultural credit corporation loans purchased and outstanding.

PRODUCTION CREDIT ASSOCIATIONS

TABLE 27.—*Combined statement of condition, Dec. 31, 1936, 551 associations*

ASSETS

Loans		$105,211,953.98	
Less reserve		1,212,500.73	
			$103,999,453.25
Cash:			
Loan funds		2,861,416.59	
Operating funds		1,366,377.09	
			4,227,793.68
Bonds (par value):			
U. S. Government obligations, direct and fully guaranteed:			
Pledged	$10,029,950.00		
Unpledged	1,203,300.00		
		11,233,250.00	
Consolidated Federal farm loan bonds:			
Pledged	56,903,450.00		
Unpledged	17,718,750.00		
		74,622,200.00	
			85,855,450.00
Guaranty fund investment			86,400.00
Accrued interest receivable:			
On loans		2,291,007.33	
Less reserve		167,823.34	
Net		2,123,183.99	
On securities		1,328,755.32	
			3,451,939.31
Accounts receivable:			
Production credit corporations		83,798.00	
Federal intermediate credit banks		13,700.63	
Other		47,571.41	
			145,070.04
Furniture and fixtures (net)			248,509.22
Personal and real property		166,800.28	
Less reserve		31,797.89	
			135,002.39
Other assets			30,573.53
Total assets			198,180,191.42

LIABILITIES

Loans rediscounted with Federal intermediate credit banks			$93,221,718.78
Undisbursed proceeds of loans			553,047.96
Notes payable—Federal intermediate credit banks			12,675,302.78
Accounts payable:			
Production credit corporations		$1,253.16	
Federal intermediate credit banks		5,091.14	
Other		159,370.49	
			165,714.79
Accrued interest payable—Federal intermediate credit banks:			
On loans		606,094.34	
On funds borrowed		42,234.39	
			648,328.73
Other liabilities			9,354.06
Capital stock:			
Class A:			
Production credit corporations	$75,038,350.00		
Other	51,958.04		
		75,090,308.04	
Class B (unimpaired)	10,436,836.60		
Class B (impaired)	317,350.00		
Less impairments	242,813.97		
		10,511,372.63	
			85,601,680.67
Reserve for guaranty fund			86,400.00
Other surplus reserves and undivided profits			5,218,643.65
Total liabilities			198,180,191.42

BANKS FOR COOPERATIVES

ABLE 28.—*Applications received and approved during 1936, and pending Dec. 31, 1936, by banks*

Bank	Applications received	Applications approved			Applications pending Dec. 31, 1936	
		Number	Amount applied for	Amount approved	Number	Amount
pringfield	$4,085,341	123	$3,325,475	$3,165,345	12	$339,700
altimore	5,830,652	47	4,683,702	4,232,967	6	1,172,800
olumbia	2,775,048	33	2,461,148	2,405,237	6	315,000
ouisville	7,994,899	99	3,936,099	2,321,156	13	1,708,000
ew Orleans	8,535,611	98	8,143,737	7,788,539	6	247,000
t. Louis	1,143,980	95	1,017,730	944,530	7	137,700
t. Paul	4,429,875	154	3,969,475	3,986,996	15	207,300
maha	2,016,125	101	1,819,805	1,616,957	7	62,500
Vichita	2,560,179	75	2,457,758	2,343,040	10	65,550
ouston	2,224,560	131	1,963,784	1,797,699	5	68,500
erkeley	14,026,178	174	14,618,049	13,555,851	17	511,000
pokane	8,424,350	83	8,625,250	8,363,827	2	19,200
Total	64,046,798	1,213	57,022,012	52,522,144	106	4,844,250
entral Bank	78,285,758	8	76,475,758	76,475,758		
Grand total	142,332,556	1,221	133,497,770	128,997,902.	106	4,844,250

ABLE 29.—*Net commitments made during 1936, and commitments outstanding, Dec. 31, 1936, by type of commitment and by banks*

NET COMMITMENTS

Bank	Commodity	Operating	Facility	Total
pringfield	$155,650	$2,078,868	$212,969	$2,447,487
altimore	954,096	3,761,785	194,470	4,910,351
olumbia	−282,855	646,931	282,754	646,830
ouisville	−136,836	3,315,707	156,281	3,335,152
ew Orleans	3,540,000	3,553,215	846,652	7,939,867
t. Louis	241,137	582,548	163,583	987,268
t. Paul	221,765	1,857,808	673,137	2,752,710
maha	71,167	802,566	231,560	1,105,293
Vichita	502,900	414,758	123,922	1,041,580
ouston	8,385	692,725	772,064	1,473,174
erkeley	3,926,598	6,113,170	1,784,460	11,824,228
pokane	2,519,677	3,118,100	1,068,793	6,706,570
Total	11,721,684	26,938,181	6,510,645	45,170,510
entral Bank	35,537,793	11,213,000	−157,000	46,593,793
Grand total	47,259,477	38,151,181	6,353,645	91,764,303

COMMITMENTS OUTSTANDING

Bank	Commodity	Operating	Facility	Total
pringfield	$16,400	$651,657	$59,000	$727,057
altimore	383,149	788,775	174,700	1,346,624
olumbia	375,000	70,000	55,000	500,000
ouisville	51,403	1,486,186	79,749	1,617,338
ew Orleans	236,619	374,424	15,174	626,217
t. Louis	44,798	150,794	12,000	207,592
t. Paul	57,065	722,427	218,803	998,295
maha	88,497	338,342	70,944	497,783
Vichita		23,795	109,355	133,150
ouston		346,911	313,550	660,461
erkeley	789,566	876,991	203,620	1,870,177
pokane	981,469	463,214	4,916	1,449,599
Total	3,023,958	6,293,516	1,316,811	10,634,293
entral Bank	30,856,740	7,886,374		38,743,114
Grand total	33,880,706	14,179,890	1,316,811	49,377,407

BANKS FOR COOPERATIVES

TABLE 30.—*Advances made during 1936, and loans outstanding Dec. 31, 1936, by type of loan and by banks*

Bank	Advances	Loans outstanding							
		Commodity		Operating		Facility		Total	
		Number [1]	Amount	Number [1]	Amount	Number [1]	Amount	Number [1]	Amount
Springfield	$2,222,231	4	$87,869	61	$1,606,242	42	$1,113,959	78	$2,808,070
Baltimore	4,795,130	3	275,413	30	1,423,785	19	349,072	37	2,048,270
Columbia	1,994,370	1	231,140	28	1,040,667	21	441,067	39	1,712,874
Louisville	3,995,460	4	125,490	105	1,170,300	38	326,229	114	1,622,019
New Orleans	7,686,968	3	3,345,630	34	2,361,955	16	1,127,398	44	6,834,983
St. Louis	1,004,231	1	185,140	99	544,868	75	704,371	144	1,434,379
St. Paul	2,683,937	10	75,500	149	1,111,605	140	1,390,415	241	2,577,520
Omaha	1,016,693	4	85,914	180	1,252,227	96	469,673	209	1,807,814
Wichita	2,117,530	2	543,000	43	402,423	74	1,708,765	119	2,654,188
Houston	1,063,865			49	424,750	108	969,423	123	1,394,173
Berkeley	11,381,754	20	2,258,293	71	3,856,723	84	4,214,990	116	10,330,015
Spokane	6,554,607	11	1,096,104	49	2,082,852	93	3,466,018	106	6,644,974
Total	46,516,776	63	8,309,493	898	17,278,397	806	16,281,389	[2] 1,370	41,869,279
Central Bank	34,777,678	5	14,343,260	10	11,589,721	5	1,844,981	12	27,777,962
Grand total	81,294,454	68	22,652,753	908	28,868,118	811	18,126,370	[2] 1,382	69,647,241

[1] Represents number of cooperative associations having loans outstanding.
[2] The total number of loans outstanding is less than the sum of the 3 types of loans, owing to the fact that some associations have more than 1 type of loan outstanding.

TABLE 31.—*Advances made in 1936, by commodities, and loans outstanding, Dec. 31, 1936, by type of loan and by commodities*

Commodity	Advances	Type of loan outstanding							
		Commodity		Operating		Facility		Total	
		Number [1]	Amount	Number [1]	Amount	Number [1]	Amount	Number [1]	Amount
Farm products:									
Fruits and vegetables	$14,529,578	18	$3,461,630	121	$5,574,083	126	$4,319,834	189	$13,355,547
Wine and brandy	5,412,279	15	1,684,245	15	1,456,559	16	1,649,208	18	4,790,012
Dairy	2,524,368	11	165,291	90	3,342,449	164	3,633,446	190	7,141,186
Poultry	2,636,957	1	7,500	17	1,809,700	19	422,148	25	2,239,348
Grain	14,433,474	8	3,323,542	251	3,386,599	196	2,081,207	375	8,791,348
Tobacco	3,390,259	1	63,286	4	77,442			5	140,728
Sugar	1,777,964	2	9,996	4	207,175	5	1,034,454	7	1,251,625
Nuts	501,685	1	231,140	2	477,255	2	5,591	4	713,986
Wool and mohair	2,822,371	1	497,373	1	156,561	4	40,026	5	693,960
Cotton	23,926,710	2	12,827,666	31	6,906,370	125	1,106,588	136	20,840,624
Livestock	2,431,544			13	802,631	3	231,409	14	1,034,040
Total farm products	74,387,187	60	22,271,069	549	24,196,824	600	14,523,911	968	60,992,404
Farm supply:									
General	3,622,450			139	3,543,998	46	245,276	146	3,789,274
Water associations	1,154,743			5	53,692	18	2,438,983	21	2,492,675
Petroleum products	672,230			145	563,122	47	257,287	154	820,409
Total farm supply	5,449,423			289	4,160,812	111	2,941,546	321	7,102,358
Farm business services:									
Fire insurance	352,422			22	158,621			22	158,621
Warehouses	43,000	1	7,100	2	8,400	5	233,753	5	249,253
Farmers' markets	69,505			2	56,540	8	317,036	8	373,576
Other	31,680			6	18,635	3	10,363	9	28,998
Total, farm business services	496,607	1	7,100	32	242,196	16	561,152	44	810,448
Miscellaneous	961,237	7	373,984	38	268,286	24	99,761	49	742,031
Total	81,294,454	68	22,652,753	908	28,868,118	811	18,126,370	[2] 1,382	69,647,241

[1] Represents number of cooperative associations having loans outstanding.
[2] The total number of loans outstanding is less than the sum of the 3 types of loans, owing to the fact that some associations have more than 1 type of loan outstanding.

DISTRICT BANKS FOR COOPERATIVES

TABLE 32.—*Loans outstanding, Dec. 31, 1936, by States*

District and State	Loans outstanding	
	Number [1]	Amount
District 1:		
Maine	13	$361,981
New Hampshire	2	30,375
Vermont	6	1,044,098
Massachusetts	7	194,340
Rhode Island	1	27,000
Connecticut	2	8,500
New York	32	848,119
New Jersey	15	293,657
Total	78	2,808,070
District 2:		
Pennsylvania	11	242,467
Maryland	6	631,495
Virginia	14	1,019,116
West Virginia	4	41,995
Puerto Rico	2	113,197
Total	37	2,048,270
District 3:		
North Carolina	3	10,106
South Carolina	3	12,562
Georgia	10	613,440
Florida	23	1,076,766
Total	39	1,712,874
District 4:		
Ohio	56	625,502
Indiana	49	890,942
Kentucky	7	88,825
Tennessee	2	16,750
Total	114	1,622,019
District 5:		
Alabama	16	48,292
Mississippi	20	5,507,875
Louisiana	8	1,278,816
Total	44	6,834,983
District 6:		
Illinois	96	710,089
Missouri	46	717,740
Arkansas	2	6,550
Total	144	1,434,379
District 7:		
Michigan	24	$848,4
Wisconsin	75	857,2
Minnesota	70	490,8
North Dakota	72	380,9
Total	241	2,577,5
District 8:		
Iowa	104	850,0
South Dakota	41	309,0
Nebraska	54	505,2
Wyoming	10	143,5
Total	209	1,807,8
District 9:		
Kansas	41	380,2
Oklahoma	57	1,257,3
Colorado	17	999,8
New Mexico	4	16,6
Total	119	2,654,1
District 10: Texas	123	1,394,1
District 11:		
Arizona	2	122,9
Utah	9	1,613,7
Nevada	2	18,47
California	103	8,574,82
Total	116	10,330,01
District 12:		
Montana	12	101,6
Idaho	18	381,04
Washington	57	3,783,3
Oregon	19	2,378,9
Total	106	6,644,9
Grand total	1,370	41,869,2

[1] Represents number of cooperative associations having loans outstanding.

TABLE 33.—*Statements of condition, Dec. 31, 1936*

	Consolidated statement, district banks		Central Bank		Consolidated statement, including Central Bank	
ASSETS						
Loans:						
Commodity	$8,309,493.23		$14,343,259.78		$22,652,753.01	
Operating capital	17,278,397.26		11,589,720.95		28,868,118.21	
Facility	16,281,388.75		1,844,981.39		18,126,370.14	
Total	41,869,279.24		27,777,962.12		69,647,241.36	
Less reserve	328,990.09				328,990.09	
Net	41,540,289.15		27,777,962.12		69,318,251.27	
Other banks for cooperatives		$41,540,289.15	500,000.00	$28,277,962.12		$69,318,251.27
Loan funds in escrow pending closing		4,795.63				4,795.63
Cash:						
On hand and in banks	2,877,216.58				2,877,216.58	
On deposit with the Treasurer of the United States	764,312.72	3,641,529.30	3,231,664.48	3,231,664.48	3,995,977.20	6,873,193.78
U. S. Government obligations, direct and fully guaranteed:						
Par value	48,047,650.00		44,248,500.00		92,296,150.00	
Unamortized premium (net)	392,525.07	48,440,175.07	485,522.52	44,734,022.52	878,047.59	93,174,197.59
Loans in process of liquidation	95,635.02				95,635.02	
Less reserve	37,500.00	58,135.02			37,500.00	58,135.02
Assets acquired in liquidation of loans	7,463.40				7,463.40	
Less reserve	4,885.44	2,577.96			4,885.44	2,577.96
Accounts receivable		11,543.37		2,291.06		13,834.43
Notes receivable		6,660.47				6,660.47
Accrued interest receivable:						
Loans to cooperative associations	307,380.83		144,066.99		451,447.82	
Less reserve for delinquent interest on loans	3,952.04				3,952.04	
Net	303,428.79		144,066.99		447,495.78	
Loans to other banks for cooperatives			197.26			
U. S. Government obligations, direct and fully guaranteed	187,466.58		261,443.22		448,909.80	
Other	68.48	490,963.85	25.99	405,733.46	84.20	896,489.78
Furniture, fixtures, and equipment (net)		37,015.17				37,015.17
Prepaid and deferred expense		2,576.89				2,576.89
Other assets		36,445.07		30,506.97		66,952.04
Total assets		94,272,706.95		76,682,180.61		170,454,680.03

BANKS FOR COOPERATIVES

TABLE 33.—*Statements of condition, Dec. 31, 1936*—Continued

	Consolidated statement, district banks		Central Bank		Consolidated statement, including Central Bank	
LIABILITIES						
ns rediscounted with Federal intermediate credit banks		$7,986,065.12		$14,308,145.50		$22,294,210.62
es payable to other banks for cooperatives		500,000.00				
ounts payable		4,315.06				4,315.06
t accounts		6,238.69		7,170.48		13,409.17
ued interest payable:						
On loans rediscounted with Federal intermediate credit banks	$27,712.20		$73,881.23		$101,593.43	
Other banks for cooperatives	207.53					
		27,919.73		73,881.23		101,593.43
er liabilities		9,921.12		2,071.05		11,902.17
ital stock and guaranty fund:						
Capital stock subscribed by *U. S. Government*	95,000,000.00		57,000,000.00		152,000,000.00	
Unpaid subscription (callable)	14,500,000.00				14,500,000.00	
U. S. Government paid in	80,500,000.00		57,000,000.00		137,500,000.00	
Capital stock—Cooperatives	1,985,900.00		703,400.00		2,689,300.00	
Guaranty fund—Cooperatives	120,000.00				120,000.00	
		82,605,900.00		57,703,400.00		140,309,300.00
plus earned		3,132,347.23		4,587,512.35		7,719,859.58
Total liabilities		94,272,706.95		76,682,180.61		170,454,680.03

NOTE.—Total commitments outstanding, Dec. 31, 1936, amounted to $49,377,407.61.

FEDERAL INTERMEDIATE CREDIT BANKS

TABLE 34.—*Loans and discounts during 1936, by banks*

deral Intermediate Credit Bank of—	Direct loans to *cooperative* associations	Discounts for *banks for* cooperatives	Loans to, and discounts for, financing institutions	Total
ringfield	$1,802,996	$1,417,000	$16,594,918	$19,814,914
iltimore		3,772,067	10,109,538	13,881,605
dumbia		3,512,500	19,800,245	23,312,745
uisville		2,144,671	20,135,834	22,280,505
w Orleans	150,000	5,230,166	18,398,622	23,778,788
. Louis	1,040,700	2,704,940	22,541,943	26,287,583
. Paul		542,062	26,220,089	26,762,151
naha	10,910	386,735	23,539,191	23,936,836
ichita		2,315,000	25,719,148	28,034,148
uston		1,235,000	70,964,595	72,199,595
rkeley	737,094	4,767,193	48,060,008	53,564,295
okane	12,950	2,244,412	45,549,983	47,807,345
Total	3,754,650	30,271,746	347,634,114	381,660,510

ABLE 35.—*Loans and discounts during 1936, by months and by type of institutions*

Month	Loans to and discounts for financing institutions			Discounts for banks for cooperatives	Direct loans to cooperative associations	Total
	Production credit associations	Other	Total			
nuary	$17,155,276	$8,625,198	$25,780,474	$779,424	$278,209	$26,838,107
bruary	18,134,164	6,716,548	24,850,712	141,883	270,412	25,263,007
arch	25,995,676	7,626,875	33,622,551	178,702	569,841	34,371,094
oril	24,234,616	8,388,347	32,622,963	330,568	284,516	33,238,047
ay	20,928,114	9,784,510	30,712,624	570,284	109,405	31,392,313
ne	19,113,477	9,660,354	28,773,831	861,826		29,635,657
y	15,102,283	8,525,299	23,627,582	2,322,758	150,563	26,100,903
gust	13,076,516	5,525,796	18,602,312	2,714,788	125,004	21,442,104
ptember	16,616,926	6,136,549	22,753,475	8,091,514	163,000	31,007,989
tober	21,569,195	9,386,221	30,955,416	9,300,403	498,500	40,754,319
vember	22,165,565	12,397,837	34,563,402	2,880,938	817,200	38,261,540
cember	27,336,654	13,432,118	40,768,772	2,098,658	488,000	43,355,430
Total	241,428,462	106,205,652	347,634,114	30,271,746	3,754,650	381,660,510

ABLE 36.—*Loans to cooperative associations and discounts for banks for cooperatives outstanding, Dec. 31, 1936, by commodities*

Type of cooperative and commodity	Direct loans to cooperative associations	Discounts for banks for cooperatives
arketing associations:		
Cotton		$12,827,666
Wool and mohair		497,373
Dried fruits		1,585,772
Canned fruits and vegetables		1,795,281
Rice	$703,465	
Wheat and other grains		3,265,000
Clover, grass, and other seeds		211,621
Marketing associations—Continued.		
Tobacco		$63,286
Miscellaneous	$37,300	2,067,576
Total	740,765	22,313,575
Purchasing associations	900,000	
Total	1,640,765	22,313,575

FEDERAL INTERMEDIATE CREDIT BANKS

TABLE 37.—*Loans and discounts outstanding, Dec. 31, 1936, by type of institution and by banks*

Federal Intermediate Credit Bank of—	Financing institutions			Banks for cooperatives	Cooperative associations	Total
	Production-credit associations	Other	Total			
Springfield	$9,451,498	$377,490	$9,828,997	$689,508	$900,000	$11,418,505
Baltimore	5,262,732	549,575	5,812,307	2,143,559		7,955,866
Columbia	2,940,854	417,063	3,357,917	2,953,640		6,311,557
Louisville	9,507,955	831,342	10,339,297	1,799,567		12,138,864
New Orleans	1,763,214	374,796	2,138,010	4,920,166		7,058,176
St. Louis	6,357,834	3,031,702	9,389,536	2,252,639	740,765	12,382,940
St. Paul	12,325,141	3,562,868	15,888,009	450,000		16,338,009
Omaha	8,470,984	2,734,822	11,205,806	280,000		11,485,806
Wichita	11,910,722	2,303,959	14,214,681	1,680,000		15,894,681
Houston	9,694,929	14,153,905	23,848,834	960,000		24,808,834
Berkeley	12,142,158	7,667,710	19,809,868	2,927,033		22,736,901
Spokane	17,730,733	3,134,737	20,865,470	1,257,463		22,122,933
Total	107,558,754	39,139,978	146,698,732	22,313,575	1,640,765	170,653,072

TABLE 38.—*Loans and discounts outstanding at the end of each month during 1936, by type of institution*

End of month	Financing institutions			Banks for cooperatives	Cooperative associations	Total
	Production credit associtations	Other	Total			
January	$97,498,999	$46,044,969	$143,543,968	$7,958,269	$2,241,308	$153,743,545
February	103,719,713	46,679,378	150,399,091	7,086,487	2,117,013	159,602,591
March	116,504,797	48,045,130	164,549,927	6,344,392	2,074,236	172,968,555
April	127,227,568	50,014,689	177,242,257	5,487,837	1,685,184	184,415,278
May	135,145,651	52,158,272	187,303,923	5,030,947	932,222	193,267,092
June	139,249,969	53,231,319	192,481,288	4,905,349	247,187	197,633,824
July	140,241,924	53,041,401	193,283,325	6,001,048	225,459	199,509,832
August	137,168,087	52,883,190	190,051,277	7,254,764	313,767	197,619,808
September	124,657,223	48,038,791	172,696,013	13,995,641	405,381	187,097,035
October	113,500,117	41,911,712	155,411,829	22,290,638	757,577	178,460,044
November	107,469,880	39,218,042	146,687,922	24,174,553	1,335,774	172,198,249
December	107,558,754	39,139,978	146,698,732	22,313,575	1,640,765	170,653,072

TABLE 39.—*Loans and discounts outstanding to financing institutions at the end of each month during 1936, by banks*

[In thousands of dollars]

End of month	Springfield	Baltimore	Columbia	Louisville	New Orleans	St. Louis	St. Paul	Omaha	Wichita	Houston	Berkeley	Spokane	Total
January	9,722	5,482	2,662	7,576	1,564	8,392	16,929	13,679	13,826	21,441	21,211	21,061	143,544
February	9,306	5,328	5,327	7,851	4,094	8,356	16,968	13,644	14,639	22,217	21,747	20,922	150,399
March	9,476	5,216	10,252	8,997	7,656	9,467	17,187	13,791	15,440	23,331	22,095	21,642	164,550
April	10,068	5,511	12,835	10,162	10,072	10,901	17,695	14,080	16,002	23,868	23,310	22,738	177,242
May	11,631	5,670	13,382	10,851	12,036	12,091	18,219	14,560	16,622	24,289	24,552	23,421	187,304
June	12,114	5,841	13,838	11,292	13,813	13,112	18,262	14,093	16,959	24,445	25,018	23,694	192,481
July	12,266	5,794	13,889	11,066	15,126	13,505	17,177	13,312	16,807	25,094	25,775	23,472	193,283
August	11,733	5,809	12,886	11,184	15,179	13,556	16,758	12,995	16,640	24,754	25,332	23,225	190,051
September	11,383	5,940	9,319	11,127	7,772	11,848	16,642	12,271	16,187	24,216	23,915	22,126	172,696
October	10,831	6,015	5,711	10,831	3,965	10,106	16,429	11,179	15,173	23,200	20,633	21,339	155,412
November	10,420	5,858	3,829	10,571	2,693	9,549	16,035	10,782	14,305	22,718	19,276	20,652	146,688
December	9,829	5,812	3,358	10,339	2,138	9,390	15,888	11,206	14,215	23,849	19,810	20,865	146,699

FEDERAL INTERMEDIATE CREDIT BANKS

TABLE 40.—*Loans and discounts outstanding Dec. 31, 1936, by States and by type of financing institution*

District and State	Production-credit associations	Other	Total
District 1:			
Maine	$1,873,323	$94,728	$1,968,051
New Hampshire	175,014		175,014
Vermont	817,579	209,997	1,027,576
Massachusetts	677,332		677,332
Rhode Island	512,207		512,207
Connecticut	972,786	26,381	999,167
New York	3,490,024	26,842	3,516,866
New Jersey	933,233	928	934,161
Total	9,451,498	358,876	9,810,374
District 2:			
Pennsylvania	1,810,274	11,383	1,821,657
Delaware	80,949		80,949
Maryland	630,998		630,998
Virginia	1,564,551	86,954	1,651,505
West Virginia	462,018	643	462,661
Puerto Rico	713,942	468,500	1,182,442
Total	5,262,732	567,480	5,830,212
District 3:			
North Carolina	441,425		441,425
South Carolina	224,123		224,123
Georgia	519,904	28,846	548,750
Florida	1,755,402	388,217	2,143,619
Total	2,940,854	417,063	3,357,917
District 4:			
Ohio	3,296,840	430,984	3,727,824
Indiana	3,209,676	662,204	3,871,880
Kentucky	1,462,073	6,305	1,468,378
Tennessee	1,539,366	7,700	1,547,066
Total	9,507,955	1,107,193	10,615,148
District 5:			
Alabama	606,546	109,125	715,671
Mississippi	376,170		376,170
Louisiana	780,498	265,671	1,046,169
Total	1,763,214	374,796	2,138,010
District 6:			
Illinois	3,789,378	853,442	4,642,820
Missouri	2,160,901	536,108	2,697,009
Arkansas	410,884	215,076	625,960
Total	6,361,163	1,604,626	7,965,789
District 7:			
Michigan	2,023,468	239,183	2,262,651
Wisconsin	3,956,403	772,102	4,728,505
Minnesota	4,754,449	1,076,340	5,830,789
North Dakota	1,590,821	1,744,939	3,335,760
Total	12,325,141	3,832,564	16,157,705
District 8:			
Iowa	1,755,363	687,748	2,443,111
South Dakota	2,160,381	232,923	2,393,304
Nebraska	2,991,091	1,549,430	4,540,521
Wyoming	1,658,232	1,035,843	2,694,075
Total	8,565,067	3,505,944	12,071,011

FEDERAL INTERMEDIATE CREDIT BANKS

TABLE 40.—*Loans and discounts outstanding Dec. 31, 1936, by States and by of financing institution*—Continued

District and State	Production-credit associations	Other	Tot
District 9:			
Kansas	$2,636,869	$398,390	$3,0
Oklahoma	3,345,870	1,376,602	4,7
Colorado	3,243,653	141,567	3,3
New Mexico	2,540,718	1,128,536	3,6
Total	11,767,110	3,045,095	14,8
District 10: Texas	9,780,162	14,292,662	24,0
District 11:			
Arizona	1,125,864	1,238,886	2,3
Utah	2,440,360	3,334,753	5,77
Nevada	934,521	553,580	1,4
California	7,677,780	1,510,761	9,1
Total	12,178,525	6,637,980	18,81
District 12:			
Montana	5,684,690	630,721	6,31
Idaho	4,444,739	413,332	4,85
Washington	3,059,027	863,658	3,92
Oregon	4,466,877	1,487,988	5,95
Total	17,655,333	3,395,699	21,05
Grand total	107,558,754	39,139,978	146,69

NOTE.—The district totals do not agree in all cases with those shown in tables 37 and 39 becaus banks have reported outstanding loans and discounts for institutions whose operations extend into S outside their own districts.

TABLE 41.—*Debentures issued during 1934, 1935, and 1936, by months, outstanding at the end of each month during 1936*

Month	Issued during month [1]						Outstan at end month 1936
	1934		1935		1936		
	Face rate	Par amount	Face rate	Par amount	Face rate	Par amount	
	Percent		*Percent*		*Percent*		
January	2½	$27,900,000	1½	$36,550,000	1½	$37,250,000	$135,40
February	2½	8,900,000	1½	22,850,000	1½	14,980,000	141,15
March	2	24,815,000	1½	34,150,000	1½	22,050,000	154,90
April	2	45,000,000	1½	33,150,000	1½	21,000,000	162,98
May	2	32,375,000	1½	25,250,000	1½	10,220,000	170,10
June	2	27,500,000	1½	8,850,000	1½	13,050,000	172,90
July	1½	35,000,000	1½	11,120,000	1½	23,150,000	174,50
August	1½	14,200,000	1½	15,450,000	1½	11,200,000	174,80
September	1½	12,900,000	1½	18,700,000	1½	22,990,000	170,590
October	1½	30,050,000	1½	23,350,000	1½	22,050,000	157,390
November	1½	9,615,000	1½	16,900,000	1½	23,770,000	152,640
December	1½	18,395,000	1½	21,800,000	1½	24,850,000	143,950
Total		286,650,000		268,120,000		240,560,000	

[1] Only consolidated debentures have been issued since October 1935.
[2] The last of the debentures issued by the individual banks were retired in September 1936.

FEDERAL INTERMEDIATE CREDIT BANKS

TABLE 42.—*Consolidated statement of condition, Dec. 31, 1936*

ASSETS

ns and discounts (net):		
Financing institutions	$146, 698, 731. 91	
Banks for cooperatives	22, 313, 575. 53	
Cooperative associations	1, 640, 764. 90	
		$170, 653, 072. 34
es receivable (net)		988, 453. 15
h on hand and in banks		8, 875, 620. 64
S. *Government obligations, direct and fully guaranteed (at cost or par, whichever is* wer)		73, 215, 000. 00
ounts receivable		102, 214. 20
rued interest receivable (net):		
Loans and discounts	$924, 879. 00	
Other	208, 492. 91	
		1, 133, 371. 91
omobiles, furniture, fixtures, and equipment (net)		
paid and deferred expense		3, 192. 11
er assets (net)		114, 657. 67
Total assets		255, 085, 882. 02

LIABILITIES

natured consolidated debentures outstanding		$143, 950, 000. 00
es payable		
st accounts		370, 181. 31
ounts payable		5, 795. 16
bility for cash collateral		802, 337. 58
erred proceeds, loans, and discounts		5, 440. 75
rued interest payable (not yet due):		
Debentures	$829, 901. 85	
Other		
		829, 901. 85
erest collected, not earned		136, 469. 82
mortized premium on outstanding debentures		525, 514. 35
er liabilities		74, 644. 88
ital stock paid in		70, 000, 000. 00
plus paid in		30, 000, 000. 00
plus earned		8, 385, 596. 32
Total liabilities		255, 085, 882. 02

BLE 43.—*Condensed consolidated profit and loss statement for the years ended Dec. 31, 1936 and 1935*

Item	Jan. 1, to Dec. 31, 1936	Jan. 1, to Dec. 31, 1935
income, after all operating charges and expense	$3, 805, 955. 17	$2, 741, 494. 78
rge-offs and adjustment of valuation reserves	1, 443, 100. 54	394, 408. 98
s recoveries	60, 958. 72	217, 817. 62
Net	1, 382, 141. 82	176, 591. 36
rease in surplus earned	2, 423, 813. 35	2, 564, 903. 42

FEDERAL INTERMEDIATE CREDIT BANKS

TABLE 44.—*Statements of condition, Dec. 31, 1936*

	Springfield		Baltimore		Columbia		Louisville	
ASSETS								
Loans and discounts (net):								
Financing institutions:								
Banks for cooperatives	$9,828,997.02		$5,812,307.31		$3,357,917.04		$10,339,296.67	
Cooperative associations	689,507.75		2,143,558.51		2,953,639.78		1,799,567.50	
Other Federal intermediate credit banks	900,000.00							
	300,000.00	$11,718,504.77		$7,955,865.82		$6,311,556.82		$12,138,864.17
Notes receivable (net)				96,200.00		4,000.00		
Cash on hand and in banks		762,918.79		969,838.20		895,094.80		571,819.41
U. S. Government obligations, direct and fully guaranteed (at cost or par, whichever is lower)		4,400,000.00		5,100,000.00		6,250,000.00		4,950,000.00
Accounts receivable		28.59		28,642.82		195.11		85.62
Accrued interest receivable (net):								
Loans and discounts	73,358.67		44,416.69		100,327.88		58,143.73	
Other	11,452.80	84,811.47	12,157.29	56,573.98	23,078.33	123,406.21	12,082.12	70,225.85
Prepaid and deferred expense				275.00				
Other assets (net)		2,662.90		4,736.89		4,500.00		5,500.00
Total assets		16,968,926.52		14,212,126.71		13,588,752.94		17,736,495.05
LIABILITIES								
Unmatured consolidated debentures outstanding		10,250,000.00		7,650,000.00		3,800,000.00		10,650,000.00
Notes payable to other Federal intermediate credit banks								
Trust accounts		16,424.48		11,736.78		30,763.07		30.70
Accounts payable						156.97		879.21
Liability for cash collateral		9,573.21				130,246.25		
Deferred proceeds, loans, and discounts								
Accrued interest payable (not yet due):								
Debentures	42,295.84		34,829.20		23,701.00		41,510.41	
Other		42,295.84		34,829.20		23,701.00		41,510.41
Interest collected, not earned		459.49		1,497.20		2,664.45		5,581.01
Unamortized premium on outstanding debentures		40,674.77		17,059.96		16,508.44		42,518.94
Other liabilities		5,409.90		6,720.34		7,672.06		6,542.24
Capital stock paid in		5,000,000.00		5,000,000.00		5,000,000.00		5,000,000.00
Surplus paid in	390,000.00		785,000.00		5,116,500.00		832,000.00	
Less impairment		390,000.00		785,000.00	539,459.30	4,577,040.70		832,000.00
Surplus earned		1,214,088.83		705,283.23				1,157,432.54
Total liabilities		16,968,926.52		14,212,126.71		13,588,752.94		17,736,495.05

	New Orleans		St. Louis		St Paul		Omaha	
ASSETS								
ns and discounts (net):								
Financing institutions	$2,138,010.25		$9,389,535.63		$15,888,009.37		$11,205,805.89	
Banks for cooperatives	4,920,166.00		2,252,639.66		450,000.00		280,000.00	
Cooperative associations			740,764.90					
Other Federal intermediate credit banks	200,000.00							
		$7,258,176.25		$12,382,940.19		$16,338,009.37		$11,485,805.89
es receivable *(net)*				96,329.60				31,082.89
h on hand and in banks		692,763.47		540,759.48		538,597.93		539,103.76
S. Government obligations, direct and fully aranteed (at cost or par, whichever is lower)		3,625,000.00		4,115,000.00		9,200,000.00		7,000,000.00
ounts receivable		644.86		733.27				673.63
rued interest receivable (net):								
Loans and discounts	39,474.09		33,182.99		123,626.95		91,212.94	
Other	8,802.16		12,367.15		25,067.21		18,059.22	
		48,276.25		45,550.14		148,694.16		109,272.16
paid and deferred expense				50.00				
er assets *(net)*		2,100.00		5,900.00		3,000.00		5,500.00
Total assets		11,626,960.83		17,187,262.68		26,248,301.46		19,171,438.33
LIABILITIES								
natured consolidated debentures outstanding		5,050,000.00		10,500,000.00		14,100,000.00		8,500,000.00
es payable to *other* Federal intermediate edit banks								
st accounts		81.94		4,452.90		60,318.78		11,190.72
ounts payable		28.78						4,666.45
bility for cash collateral		4,719.63		85,137.82		181,447.07		143,236.33
erred proceeds, loans, and discounts								
rued interest payable (not yet due):								
Debentures	9,077.08		45,354.17		100,983.34		50,625.02	
Other								
		9,077.08		45,354.17		100,983.34		50,625.02
erest collected, *not* earned		956.22				1,456.98		16,335.16
amortized premium on outstanding debentures		8,148.31		41,009.91		50,410.05		31,343.26
er liabilities		10,938.67		6,253.46		6,997.27		3,924.60
oital stock paid in		5,000,000.00		5,000,000.00		7,000,000.00		6,000,000.00
plus paid in	1,237,500.00		536,000.00		3,743,000.00		2,788,000.00	
s impairment								
		1,237,500.00		536,000.00		3,743,000.00		2,788,000.00
plus earned		305,510.20		969,054.42		1,003,687.97		1,622,116.79
Total liabilities		11,626,960.83		17,187,262.68		26,248,301.46		19,171,438.33

TABLE 44.—*Statements of condition, Dec. 31, 1936*—Continued

	Wichita		Houston		Berkeley		Spokane	
ASSETS								
s and discounts (net):								
Financing institutions	$14, 214, 680. 78		$23, 848, 833. 82		$19, 809, 868. 40		$20, 865, 469. 73	
Banks for cooperatives	1, 680, 000. 00		960, 000. 00		2, 927, 032. 86		1, 257, 463. 47	
Cooperative associations								
Other Federal intermediate credit banks								
		$15, 894, 680. 78		$24, 808, 833. 82		$22, 736, 901. 26		$22, 122, 933. 20
s receivable (net)		371, 380. 48		34, 758. 75		100, 000. 00		254, 695. 43
on hand and in banks		1, 632, 633. 05		344, 502. 21		674, 064. 24		693, 525. 30
Government obligations, direct and fully ranteed (at cost or par, whichever is lower)		7, 050, 000. 00		5, 250, 000. 00		9, 300, 000. 00		6, 975, 000. 00
unts receivable		3, 474. 79		717. 97		2, 034. 96		66, 572. 03
ed interest receivable (net):								
Loans and discounts	52, 640. 77		69, 818. 50		119, 232. 40		119, 443. 39	
Other	19, 022. 21		13, 742. 49		26, 692. 89		26, 006. 54	
		71, 662. 98		83, 560. 99		145, 925. 29		145, 449. 93
aid and deferred expense						2, 692. 11		175. 00
r assets (net)		61, 224. 95		2, 300. 00		6, 288. 93		11, 250. 00
Total assets		25, 085, 063. 03		30, 524, 673. 74		32, 967, 906. 79		30, 269, 600. 89
LIABILITIES								
atured consolidated debentures outstanding		14, 250, 000. 00		20, 600, 000. 00		19, 700, 000. 00		18, 000, 000. 00
s payable to other Federal intermediate dit banks						500, 000. 00		
t accounts		63. 75		31, 320. 26		203, 179. 43		618. 50
unts payable				63. 75				
lity for cash collateral		15, 555. 58		24, 249. 36		36, 027. 11		172, 145. 22
rred proceeds, loans, and discounts								5, 440. 75
ued interest payable (not yet due):								
Debentures	99, 410. 41		150, 284. 12		117, 018. 76		114, 812. 50	
Other					37. 50			
		99, 410. 41		150, 284. 12		117, 056. 26		114, 812. 50
est collected, not earned				107, 519. 31				
mortized premium on outstanding debentures		55, 604. 58		73, 092. 05		72, 928. 86		76, 215. 22
r liabilities		7, 186. 81		4, 144. 89		6, 647. 71		3, 796. 38
tal stock paid in		6, 000, 000. 00		7, 000, 000. 00		7, 000, 000. 00		7, 000, 000. 00
lus paid in	3, 627, 000. 00		834, 000. 00		6, 308, 000. 00		3, 803, 000. 00	
impairment					975, 932. 58			
		3, 627, 000. 00		834, 000. 00		5, 332, 067. 42		3, 803, 000. 00
Surplus earned		1, 030, 241. 90		1, 700, 000. 00				193, 572. 32
Total liabilities		25, 085, 063. 03		30, 524, 673. 74		32, 967, 906. 79		30, 269, 600. 89

FEDERAL FARM MORTGAGE CORPORATION

TABLE 45.—*Disposition of Federal Farm Mortgage Corporation bonds issued from organization to Dec. 31, 1936*

Coupon rate	Dated	Term (years)	Amount issued	Sales		Used to pay Commissioner loan proceeds	Exchanged for Federal Farm Mortgage Corporation bonds	Exchanged for consolidated farm-loan bonds
				Amount	Average sales price (percent)			
2 percent	Mar. 1, 1934	1-2	$76,900,000	$76,900,000	100.00			
3¼ percent	Mar. 15, 1934	10-30	106,231,200	1,060,000	100.00	$43,994,900		$61,176,300
3 percent	May 15, 1934	10-15	983,659,800	278,030,300	100.22	255,037,900	$43,194,100	407,397,500
3 percent	Jan. 15, 1935	7-12	237,565,400	20,509,100	101.49	103,035,200	10,961,300	103,059,800
1¼ percent	Feb. 15, 1935	2½	22,325,000	22,325,000	100.00			
2¾ percent	*Mar. 1, 1935*	*7-12*	*104,749,200*	77,373,100	101.17	11,899,900	50,000	15,426,200
1½ percent	Sept. 1, 1935	4	100,122,000	100,122,000	99.14			
Total			1,631,552,600	576,319,500	100.17	413,967,900	54,205,400	587,059,800

FEDERAL FARM MORTGAGE CORPORATION

TABLE 46.—*Land Bank Commissioner loans closed and outstanding, by ye[ars], 1933–36*

Year	Loans closed		Loans outstandi[ng] Dec. 31	
	Number	Amount	Number	Amo[unt]
1933	[1] 44, 039	[1] $70, 812, 112	43, 994	$70, 73
1934	306, 354	553, 136, 316	347, 299	616, 82
1935	91, 004	196, 395, 349	431, 205	794, 72
1936	38, 929	77, 257, 795	455, 082	836, 77
Total	480, 326	897, 601, 572	----------	--------

[1] May 12, 1933, through Dec. 31, 1933.

TABLE 47.—*Land Bank Commissioner loans closed during 1936, and outstand[ing] Dec. 31, 1936, by States*

District and State	Loans closed during 1936		Loans outstandin[g] Dec. 31, 1936	
	Number	Amount	Number	Amou[nt]
District 1:				
Maine	221	$391, 300	2, 437	$4, 559
New Hampshire	76	136, 600	469	786
Vermont	132	198, 500	1, 093	1, 569
Massachusetts	351	670, 200	1, 951	3, 762
Rhode Island	65	130, 400	252	495
Connecticut	242	505, 200	1, 331	2, 613
New York	958	1, 638, 300	6, 954	12, 846
New Jersey	272	573, 500	2, 082	4, 357
Total	2, 317	4, 244, 000	16, 569	30, 992
District 2:				
Pennsylvania	476	715, 500	5, 392	8, 795,
Delaware	21	31, 000	261	489,
Maryland	222	450, 900	2, 041	4, 342,
Virginia	356	578, 700	5, 081	8, 459,
West Virginia	184	270, 600	2, 660	3, 373,
Puerto Rico	142	370, 500	426	970,
Total	1, 401	2, 417, 200	15, 841	26, 431,
District 3:				
North Carolina	809	873, 085	12, 631	16, 436,
South Carolina	493	600, 650	9, 410	12, 021,
Georgia	715	807, 605	14, 013	16, 464,
Florida	247	394, 855	5, 420	8, 814,
Total	2, 264	2, 676, 195	41, 474	53, 736,
District 4:				
Ohio	824	1, 546, 800	13, 896	24, 081,
Indiana	1, 171	2, 088, 000	16, 252	25, 981,
Kentucky	479	930, 700	11, 566	18, 319,
Tennessee	832	1, 275, 200	10, 942	15, 019,
Total	3, 306	5, 840, 700	52, 656	83, 401,

FEDERAL FARM MORTGAGE CORPORATION

BLE 47.—*Land Bank Commissioner loans closed during 1936, and outstanding, Dec. 31, 1936, by States*—Continued

District and State	Loans closed during 1936		Loans outstanding, Dec. 31, 1936	
	Number	Amount	Number	Amount
strict 5:				
Alabama	641	$596, 100	9, 592	$9, 055, 790
Mississippi	392	441, 325	10, 805	9, 462, 336
Louisiana	165	284, 325	4, 668	5, 452, 834
Total	1, 198	1, 321, 750	25, 065	23, 970, 960
strict 6:				
Illinois	2, 173	6, 435, 700	16, 450	43, 403, 170
Missouri	1, 472	2, 540, 800	13, 847	22, 280, 906
Arkansas	845	1, 216, 200	6, 786	7, 591, 069
Total	4, 490	10, 192, 700	37, 083	73, 275, 145
strict 7:				
Michigan	1, 790	2, 801, 600	19, 704	28, 032, 065
Wisconsin	1, 608	3, 291, 600	25, 443	54, 269, 476
Minnesota	2, 595	5, 597, 200	25, 765	53, 820, 682
North Dakota	926	1, 863, 300	21, 659	40, 620, 056
Total	6, 919	13, 553, 700	92, 571	176, 742, 279
strict 8:				
Iowa	2, 659	8, 010, 100	21, 378	61, 237, 620
South Dakota	1, 259	2, 626, 400	13, 616	26, 190, 455
Nebraska	1, 856	4, 447, 500	16, 260	37, 734, 705
Wyoming	219	440, 900	2, 910	4, 737, 994
Total	5, 993	15, 524, 900	54, 166	129, 900, 774
strict 9:				
Kansas	2, 369	4, 372, 300	22, 127	45, 984, 032
Oklahoma	1, 342	1, 846, 300	13, 159	16, 776, 019
Colorado	788	1, 462, 200	6, 438	11, 088, 850
New Mexico	167	330, 400	1, 793	2, 960, 534
Total	4, 666	8, 013, 200	43, 517	78, 809, 435
strict 10: Texas	3, 102	5, 041, 800	30, 740	55, 792, 837
strict 11:				
Arizona	158	458, 500	965	1, 991, 184
Utah	253	588, 200	3, 581	6, 403, 186
Nevada	40	148, 800	271	782, 084
California	1, 446	4, 154, 100	19, 586	51, 321, 627
Total	1, 897	5, 349, 600	24, 403	60, 498, 081
strict 12:				
Montana	295	705, 400	5, 557	12, 294, 636
Idaho	332	614, 250	4, 998	10, 451, 698
Washington	355	842, 900	5, 443	9, 992, 480
Oregon	394	920, 000	4, 999	10, 488, 619
Total	1, 376	3, 082, 550	20, 997	43, 227, 433
Grand total	38, 929	77, 257, 795	455, 062	836, 778, 547

FEDERAL FARM MORTGAGE CORPORATION

TABLE 48.—*Number and percent of Land Bank Commissioner loans closed second mortgage loans during 1936, by districts*

District	Total first and second mortgage loans		Second mortgage loans		Second mortgag loans as a pe cent of total	
	Number	Amount	Number	Amount	Number	Amou
Springfield	2,317	$4,244,000	1,598	$2,848,600	69.0	6
Baltimore	1,401	2,417,200	950	1,756,700	67.8	7
Columbia	2,264	2,676,195	679	977,885	30.0	3
Louisville	3,306	5,840,700	1,658	2,947,700	50.2	5
New Orleans	1,198	1,321,750	325	509,225	27.1	3
St. Louis	4,490	10,192,700	2,285	6,109,000	50.9	5
St. Paul	6,919	13,553,700	4,444	8,741,100	64.2	6
Omaha	5,993	15,524,900	4,592	12,063,900	76.6	7
Wichita	4,666	8,013,200	3,015	5,453,400	64.6	6
Houston	3,102	5,041,300	1,835	3,180,800	59.2	63
Berkeley	1,897	5,349,600	854	2,550,800	45.0	47
Spokane	1,376	3,082,550	784	1,863,850	57.0	6
Total	38,929	77,257,795	23,019	49,002,960	59.1	63

TABLE 49.—*Percentage of Land Bank Commissioner loan proceeds used to refinan indebtedness from Jan. 1, 1936, through Dec. 31, 1936, classified according to ty of indebtedness and class of creditor, by States* [1]

District and State	First and junior mortgages held by—				Other indebtedness owed to—			Total
	Life insurance companies	Commercial banks	Joint stock land banks	Others	Commercial banks	Tax authorities	Other creditors	
District 1:								
Maine		14.0		35.1	3.9	7.9	21.4	82
New Hampshire		17.0		27.9	7.5	4.9	13.0	70
Vermont		16.6		32.1	10.5	1.1	15.0	75
Massachusetts	0.4	11.2		35.7	2.6	5.7	13.5	69
Rhode Island		4.4		40.5	.5	4.5	15.0	64.
Connecticut		8.7		42.5	1.7	2.8	15.3	71.
New York		8.2	2.3	37.3	6.1	1.8	15.6	71.
New Jersey		3.2	.9	42.8	4.2	9.4	13.2	73.
Total	.1	9.2	1.0	37.7	4.6	4.3	15.3	72.
District 2: [2]								
Pennsylvania	.2	19.5	3.6	41.5	3.8	1.7	9.3	79.
Delaware		12.2		66.2	3.6	.4	13.3	95.
Maryland	1.6	18.0	6.3	36.8	5.7	.8	8.6	77.
Virginia	4.6	14.1	1.9	36.4	9.8	1.3	12.1	80.
West Virginia	1.3	19.1	4.8	29.9	15.2	.6	14.4	85
Total	1.9	17.5	3.8	37.9	7.4	1.2	10.7	80.
District 3:								
North Carolina	3.6	7.8	6.6	37.5	2.5	4.0	9.5	71.
South Carolina	1.5	8.5	4.1	31.6	2.1	5.4	4.0	57.
Georgia	5.4	15.3	2.4	24.4	3.9	3.2	6.3	60.
Florida	1.5	15.1		41.4	3.3	4.0	10.4	75.
Total	3.4	11.3	3.8	32.8	2.9	4.1	7.4	65.
District 4:								
Ohio	6.5	17.9	3.6	31.2	5.8	1.1	10.1	76.
Indiana	13.3	14.8	4.1	18.6	5.5	.9	7.4	64.
Kentucky	11.4	19.3	3.3	31.2	8.8	.6	7.7	82.
Tennessee	12.7	17.2	.7	34.0	6.4	1.9	8.8	81.
Total	11.1	16.9	3.1	27.3	[illegible]	[illegible]	[illegible]	[illegible]

[1] For same information on Federal land bank loans see table 7. Fo all purposes including refinancing see table 4.
[2] Excluding Puerto Rico.

FEDERAL FARM MORTGAGE CORPORATION

LE 49.—*Percentage of Land Bank Commissioner loan proceeds used to refinance debtedness from Jan. 1, 1936, through Dec. 31, 1936, classified according to type indebtedness and class of creditor, by States*—Continued

District and State	First and junior mortgages held by—				Other indebtedness owed to—			Total
	Life insurance companies	Commercial banks	Joint stock land banks	Others	Commercial banks	Tax authorities	Other creditors	
ict 5:								
labama	2.2	11.5	3.2	50.9	2.9	.9	9.6	81.2
lississippi	4.7	11.8	6.5	52.8	1.3	2.7	4.1	83.7
ouisiana	4.6	24.2	1.8	41.5	1.2	2.5	8.5	84.3
Total	3.5	14 3	4.0	49.5	2.0	1.8	7.5	82.6
ict 6:								
linois	18.2	11.0	10.1	27.6	5.6	1.7	8.8	83.0
lissouri	18.0	13.0	5.0	38.1	4.3	.8	8.7	89.5
rkansas	7.1	13.3	10.5	39.7	3.1	1.7	9.4	84.8
Total	16.9	11.7	8.9	31.6	5.0	1.5	8.9	84.5
ic. 7:								
lichigan	3.1	9.7	.6	28.3	3.1	2.6	11.5	58.9
Visconsin	3 2	6.7		44.8	4.3	.8	11.7	71.3
linnesota	7.3	4.0	.8	43.7	2.2	1.5	9.1	68.6
lorth Dakota	5.5	14.8	.1	20.9	3.0	9.1	17.1	70.3
Total	5.2	7.3	.5	37.6	3.0	2.6	11.3	67.5
ict 8:								
owa	29.6	9.2	4.8	29.6	2.2	.4	3.6	79.4
outh Dakota	18.3	5.8	2.9	32.3	3.9	5.2	13.3	81.7
lebraska	14.4	9.3	1.8	48.2	5.3	1.3	5.5	85.8
Vyoming	.9	9.8	15.1	44.7	5.8	3.3	7.1	86.7
Total	22.5	8.7	3.9	35.8	3.5	1.5	5.9	81.8
ict 9:								
ansas	24.5	11.3	4.1	38.3	5.2	1.1	4.9	89.4
klahoma	23.0	8.7	1.5	45.8	3.1	2.1	5.4	89.0
olorado	4.6	8.3	13.4	50.0	3.7	2.8	6.5	89.3
lew Mexico	3.0	7.7		58.6	5.7	2.0	10.7	87.7
Total	19.6	10.0	5.0	43.0	4.5	1.7	5.6	89.4
ict 10: Texas	15.3	8.4	8.1	42.6	2.8	3.1	6.8	87.1
ict 11:								
rizona	11.3	6.4	9.0	46.5	1.2	4.0	3.3	83.7
tah	1.4	16.4	2.4	53.5	3.9	4.5	9.2	91.3
levada		11.4	6.5	58.6	1.6	2.3	7.9	88.3
alifornia	2.9	21.5	2.5	42.3	3.3	1.8	7.8	82.1
Total	3.4	19.4	3.1	44.5	3.1	2.3	7.6	83.4
ict 12:								
lontana	5.9	11.3	3.3	47.9	6.4	4.9	13.0	92.7
laho	13.9	10.2	2.4	55.0	3.2	3.3	5.8	93.8
Vashington	28.7	10.2	1.0	42.9	3.7	2.1	5.7	94.3
regon	10.9	6.7	15.4	45.7	3.2	4.0	7.1	93.0
Total	15.2	9.4	6.1	47.3	4.1	3.6	7.8	93.5
Grand total [1]	12.7	10.8	4.1	37.5	4.0	2.2	8.4	79.7

[1] cluding Puerto Rico.

FEDERAL FARM MORTGAGE CORPORATION

TABLE 50.—*Disposition of interest installments on Land Bank Commissio mortgage loans during 1936*

District	Interest delinquent on Jan. 1, 1936 [2]	Interest installments matured during 1936	Total amount collectible	Disposition [1]		
				Percent of total collected	Percent of total transferred to loans called for foreclosure or charged off	Perce of to deli quent Dec. 193
Springfield	$219,084	$1,416,135	$1,635,219	84.6	1.5	
Baltimore	138,310	1,346,128	1,484,438	91.8	2.6	
Columbia	417,401	2,636,264	3,053,665	85.0	2.3	
Louisville	*176,770*	*4,066,888*	*4,243,658*	*96.1*	*.7*	
New Orleans	239,800	1,187,363	1,427,163	86.8	1.9	
St. Louis	216,906	3,368,022	3,584,928	91.1	.9	
St. Paul	*2,409,379*	*8,551,977*	*10,961,356*	*58.3*	*2.0*	
Omaha	1,191,976	6,081,476	7,273,452	71.8	1.9	
Wichita	694,224	3,734,576	4,428,800	70.9	2.9	
Houston	248,975	2,641,067	2,890,042	85.9	1.4	
Berkeley	257,412	2,908,690	3,166,102	91.2	1.2	
Spokane	243,024	2,058,309	2,301,333	80.6	1.2	
Total	6,453,261	39,996,895	46,450,156	77.3	1.8	

[1] Less than 1/10 of 1 percent was extended or reamortized.
[2] Adjusted.

TABLE 51.—*Condition of Land Bank Commissioner loans outstanding, Dec. 31, 1936, by States*

District and State	Loans outstanding		Loans delinquent		
	Number	Amount	Number	Amount	Percent total nu ber of lo outstan ing
District 1:					
Maine	2,437	$4,559,123	681	$1,584,408	
New Hampshire	469	786,493	38	65,275	
Vermont	1,093	1,569,919	101	156,829	
Massachusetts	1,951	3,762,941	159	363,099	
Rhode Island	252	495,753	22	47,600	
Connecticut	1,331	2,613,779	58	128,455	
New York	*6,954*	*12,846,338*	*654*	1,223,631	
New Jersey	2,082	4,357,901	167	382,850	
Total	*16,569*	*30,992,247*	1,780	3,952,147	
District 2:					
Pennsylvania	*5,392*	*8,795,093*	364	*663,695*	
Delaware	261	489,799	21	49,600	
Maryland	2,041	4,342,585	196	463,605	
Virginia	5,061	8,459,677	325	718,264	
West Virginia	2,660	3,373,933	167	269,348	
Puerto Rico	426	970,790	7	27,100	
Total	15,841	28,431,777	1,080	2,191,612	
District 3:					
North Carolina	12,631	16,436,331	1,478	2,080,460	
South Carolina	9,410	12,021,598	1,421	1,974,579	
Georgia	14,013	16,464,167	1,813	2,348,143	
Florida	5,420	8,814,278	458	767,406	
Total	41,474	53,736,374	5,170	7,170,588	

FEDERAL FARM MORTGAGE CORPORATION

TABLE 51.—*Condition of Land Bank Commissioner loans outstanding, Dec. 31, 1936, by States*—Continued

District and State	Loans outstanding		Loans delinquent		
	Number	Amount	Number	Amount	Percent of total number of loans outstanding
District 4:					
Ohio	13,896	$24,081,882	399	$862,443	2.9
Indiana	16,252	25,981,318	332	698,574	2.0
Kentucky	11,566	18,319,394	576	1,090,729	5.0
Tennessee	10,942	15,019,116	508	869,322	4.6
Total	52,656	83,401,205	1,815	3,521,068	3.4
District 5:					
Alabama	9,592	9,055,790	965	1,098,372	10.1
Mississippi	10,805	9,462,336	1,008	974,215	9.3
Louisiana	4,668	5,452,834	633	778,104	13.6
Total	25,065	23,970,960	2,606	2,850,691	10.4
District 6:					
Illinois	16,450	43,403,170	876	2,494,436	5.3
Missouri	13,847	22,280,906	1,975	3,892,790	14.3
Arkansas	6,786	7,591,069	1,091	1,167,331	16.1
Total	37,083	73,275,145	3,942	7,554,557	10.6
District 7:					
Michigan	19,704	28,032,065	2,365	3,916,663	12.0
Wisconsin	25,443	54,269,476	6,024	13,477,909	23.7
Minnesota	25,765	53,820,682	6,067	13,634,044	23.5
North Dakota	21,659	40,620,056	17,991	34,634,665	83.1
Total	92,571	176,742,279	32,447	65,663,281	35.1
District 8:					
Iowa	21,378	61,237,620	2,109	6,444,996	9.9
South Dakota	13,618	26,190,455	7,170	14,166,595	52.7
Nebraska	16,260	37,734,705	4,841	11,707,598	29.8
Wyoming	2,910	4,737,994	886	1,462,542	30.4
Total	54,166	129,900,774	15,006	33,781,731	27.7
District 9:					
Kansas	22,127	45,984,032	7,016	15,809,116	31.7
Oklahoma	13,159	18,776,019	2,994	4,798,874	22.8
Colorado	6,438	11,088,850	1,371	2,289,206	21.3
New Mexico	1,793	2,960,534	252	383,819	14.1
Total	43,517	78,809,435	11,633	23,281,015	26.7
District 10: Texas	30,740	55,792,837	3,315	7,556,958	10.8
District 11:					
Arizona	965	1,991,184	83	175,800	8.6
Utah	3,581	6,403,186	676	1,354,050	18.9
Nevada	271	782,084	33	108,500	12.2
California	19,586	51,321,627	1,201	3,728,451	6.1
Total	24,403	60,498,081	1,993	5,366,801	8.2
District 12:					
Montana	5,557	12,294,636	2,027	4,814,346	36.5
Idaho	4,998	10,451,698	676	1,549,098	13.4
Washington	5,443	9,902,480	690	1,336,504	12.7
Oregon	4,999	10,488,619	530	1,253,119	10.6
Total	20,997	43,227,433	3,917	8,963,157	18.7
Grand total	455,082	836,778,547	84,704	171,843,806	18.6

FEDERAL FARM MORTGAGE CORPORATION

TABLE 52.—*Real estate, sheriffs' certificates and judgments acquired and disposed o during 1936, by districts*

District	Acquisitions		Disposals				Consider ation as a per-cent of invest-ment
			Number		Invest-ment [1]	Considera-tion [1]	
	Number	Invest-ment [1]	Whole	Part			
Springfield	120	$525,415	82	3	$406,398	$342,132	84.
Baltimore	61	345,549	29	4	165,991	150,552	90.
Columbia	429	928,124	247	15	448,005	344,303	76.
Louisville	67	195,258	43	5	134,207	122,028	90.
New Orleans	214	394,820	8		14,232	12,682	89.
St. Louis	91	415,374	8		38,008	35,345	93.
St. Paul	679	2,919,878	13		30,948	27,049	70.
Omaha	440	2,587,345	7		44,853	37,127	82.
Wichita	325	1,335,500	10		47,493	41,551	87.
Houston	93	436,304	34	1	146,431	148,921	101.
Berkeley	60	341,971	8		25,752	22,618	87.
Spokane	54	227,689	1		1,138	700	61.
Total	2,633	10,653,227	490	28	1,512,456	1,285,908	85.

[1] Includes amount of prior liens.

TABLE 53.—*Real estate, sheriffs' certificates and judgments held, Dec. 31, 1936, by districts*

District	Held not subject to prior liens				Held subject to prior lien						Total			
	Farms owned outright		Sheriffs' certificates and judgments		Farms			Sheriffs' certificates and judgments			Farms		Sheriffs' certificates and judgments	
	Number	Investment	Number	Investment	Number	Investment [1]	Amount of prior liens	Number	Investment [1]	Amount of prior liens	Investment [1]	Carrying value [1]	Investment [1]	Carrying value [1]
Springfield	20	$58, 949	----	----	51	$292, 481	$126, 376	----	----	----	$351, 430	$175, 774	----	----
Baltimore	22	79, 810	----	----	17	122, 649	71, 987	----	----	----	202, 468	130, 296	----	----
Columbia	151	235, 023	----	----	91	435, 479	205, 949	----	----	----	670, 502	387, 708	----	----
Louisville	21	38, 303	----	----	14	80, 685	40, 931	----	----	----	119, 048	76, 926	----	----
New Orleans	118	131, 745	41	$56, 548	56	182, 147	92, 289	24	$81, 683	$42, 625	313, 891	192, 765	$138, 231	$93, 188
St. Louis	17	44, 711	23	42, 887	15	67, 347	37, 080	30	232, 915	140, 480	112, 059	76, 087	275, 802	180, 858
St. Paul	59	146, 331	205	510, 784	31	186, 426	107, 351	385	2, 272, 995	1, 392, 803	332, 757	234, 834	2, 783, 779	1, 888, 532
Omaha	70	215, 339	113	343, 653	125	979, 815	660, 302	155	1, 233, 386	801, 096	1, 195, 154	820, 579	1, 577, 039	1, 052, 375
Wichita	47	104, 128	125	339, 761	12	57, 920	26, 458	148	935, 669	467, 087	162, 047	103, 788	1, 275, 430	757, 391
Houston	44	118, 274	----	----	37	208, 542	154, 337	----	----	----	386, 816	244, 009	----	----
Berkeley	30	99, 965	8	25, 384	18	177, 946	106, 463	1	10, 114	6, 065	277, 911	183, 596	35, 498	24, 370
Spokane	7	12, 589	21	61, 301	4	32, 366	18, 520	23	132, 928	60, 872	44, 956	28, 270	194, 229	109, 941
Total	606	1, 285, 236	536	1, 380, 318	471	2, 883, 803	1, 657, 043	766	4, 899, 690	2, 931, 028	4, 169, 039	2, 654, 632	6, 280, 008	4, 106, 655

[1] Includes amount of prior liens.

FEDERAL FARM MORTGAGE CORPORATION

TABLE 54.—*Statement of condition, Dec. 31, 1936*

ASSETS

Mortgage loans:			
First mortgage loans	$314,401,896.23		
Less matured principal unpaid	14,053.33		
		$314,387,842.90	
Second mortgage loans	522,376,650.76		
Less matured principal unpaid	20,186.00		
		522,356,464.76	
			$836,744,307.66
Delinquent installments:			
Principal portion	34,239.33		
Interest portion	9,731,438.50		
		9,765,677.83	
Less:			
Partial payments, delinquent installments	561,817.40		
Reserve	9,169,621.10		
		9,731,438.50	
			34,239.33
Accounts receivable			321,084.16
Purchase money mortgages and contracts:			
Purchase money first mortgages		90,931.72	
Purchase money second mortgages		56,313.49	
Real estate sales contracts		347,534.92	
			494,780.13
Cash with the Treasurer of the United States			35,575,413.93
Deposits with the Treasurer of the United States for matured bond interest			17,678,658.49
Securities owned:			
Consolidated Federal farm loan bonds (par)		761,129,840.00	
Consolidated Federal intermediate credit bank debentures (par)		1,100,000.00	
			762,229,840.00
Accrued interest receivable (not yet due):			
Mortgage loans		12,489,896.90	
Farm loan bonds		6,747,193.56	
Federal intermediate credit bank debentures		3,437.50	
			19,240,527.96
Real estate owned:			
Not subject to prior liens		1,285,235.55	
Subject to prior liens	2,883,803.15		
Less prior liens not assumed	1,657,042.90		
		1,226,760.25	
Total		2,511,995.80	
Less reserve		1,514,407.03	
			997,588.77
Sheriffs' certificates, judgments, etc.:			
Not subject to prior liens		1,380,317.79	
Subject to prior liens	4,899,690.04		
Less prior liens not assumed	2,931,027.67		
		1,968,662.37	
Total		3,348,980.16	
Less reserve		2,173,352.36	
			1,175,627.80
Loans called for foreclosure:			
Investment		4,948,371.62	
Less reserve		3,317,800.29	
			1,630,571.33
Chattels owned:			
Investment		4,077.25	
Less reserve		4,077.25	
Furniture, fixtures, and equipment (central office)			1.00
Deferred expense:			
Unamortized discount on bonds sold		996,520.16	
Unamortized premium on Federal intermediate credit bank debentures		595.50	
			997,115.66
Other assets			187,534.06
Total assets			1,677,307,290.30

FEDERAL FARM MORTGAGE CORPORATION

TABLE 54.—*Statement of condition, Dec. 31, 1936*—Continued

LIABILITIES

Federal Farm Mortgage Corporation bonds:		
Outstanding	$1,422,184,500.00	
Less on hand		
		$1,422,184,500.00
Accrued interest on Federal Farm Mortgage Corporation bonds (not yet due)		8,952,348.63
Matured interest on Federal Farm Mortgage Corporation bonds		17,678,658.49
Deferred proceeds of loans		639,706.68
Vouchers payable		797,991.66
Trust accounts		2,479,753.75
Deferred income:		
Unamortized premium on bonds sold	1,514,617.36	
Other	23.56	
		1,514,640.92
Reserve for losses on mortgage loans [1]		23,059,750.17
Capital stock		200,000,000.00
Total liabilities		1,677,307,290.30

[1] The board of directors of the Federal Farm Mortgage Corporation has determined that the entire net earnings of the Corporation after adjustment of valuation reserves shall be appropriated to a "reserve for losses on mortgage loans" until the balance in the reserve account equal 10 percent of the unpaid balance of second-mortgage loans and 2½ percent of the unpaid balance of first-mortgage loans. On the basis of loans outstanding as of Dec. 31, 1936, the total reserve to be created, as earnings permit, would amount to approximately $60,098,000. On Dec. 31, 1936, the net earnings of the Corporation totaled $23,059,750.17 which had been appropriated to this reserve.

FEDERAL FARM MORTGAGE CORPORATION

TABLE 55.—*Profit and loss statement for the year ending Dec. 31, 1936, and for the period May 12, 1933, to Dec. 31, 1935*

	Jan. 1, 1936 to Dec. 31, 1936		May 12, 1933 to Dec. 31, 1935 [1]	
EARNINGS				
Interest:				
Mortgage loans	$41,165,141.78		$54,674,430.05	
Consolidated farm loan bonds	29,355,466.77		36,531,754.70	
Other	22,096.68	$70,542,705.23	1,096.46	$91,207,281.21
Other income:				
Loan fees	959,473.68		6,420,669.08	
Miscellaneous	8,458.26	967,931.94	1,703,466.96	8,124,136.04
Gross earnings		71,510,637.17		99,331,417.25
DEDUCTIONS FROM EARNINGS				
Interest on bonds		40,564,849.88		48,872,386.85
Operating expense		9,162,559.17		32,258,513.26
Total deductions from gross earnings		49,727,409.05		81,130,900.11
Net operating earnings		21,783,228.12		18,200,517.14
OTHER EARNINGS				
Amortized premium and discount on securities (including profit on securities transactions)		348,408.23		233,744.96
OTHER DEDUCTIONS				
Mortgage loan and real estate transactions:				
Net loss on real estate and chattels	162,055.45		−473.43	
Other losses	645,690.65	807,746.10	22,880.38	22,406.95
Amortized premium and discount on securities		353,121.35		146,117.39
Total other deductions		1,160,867.45		168,524.34
Net profit before adjustment of valuation reserves		20,970,768.90		18,265,737.76
Adjustment of valuation reserves:				
Reserve for delinquent installments	3,211,677.91		5,957,943.19	
Reserve for real estate	1,199,554.59		312,188.68	
Reserve for sheriffs' certificates, judgments, etc.	2,030,275.48		143,239.10	
Reserve for loans called for foreclosure	3,317,800.29			
Reserve for chattels owned	4,076.25	9,763,384.52	1.00	6,413,371.97
Balance transferred to reserve for losses on mortgage loans [2]		11,207,384.38		11,852,365.79

[1] The statement for the period May 12, 1933, to Dec. 31, 1935, includes the operations carried on by the Land Bank Commissioner under the Emergency Farm Mortgage Act of 1933, which were assumed by the Federal Farm Mortgage Corporation on Feb. 1, 1934.

[2] *The amount appropriated for "Reserve for losses on mortgage loans", aggregating $11,852,365.79 for the* period May 12, 1933, to Dec. 31, 1935, and $11,207,384.38 for the 12-month period ended Dec. 31, 1936, represents the entire net earnings of the Corporation after adjustment of valuation reserves, which earnings have been transferred to a "reserve for losses on mortgage loans" in accordance with the policy determined by the board of directors of the Federal Farm Mortgage Corporation. See footnote appended to statement of condition.

EMERGENCY CROP AND FEED LOANS

TABLE 56.—*Loans made, 1921–34, 1935, and 1936, and balances outstanding Dec. 31, 1936, by States*

District and State	Loans made						Balance outstanding Dec. 31, 1936					
	1921–34		1935		1936		Amount			Percent of loans made		
	Number	Amount	Number	Amount	Number	Amount	1921–34 loans	1935 loans	1936 loans	1921–34 loans	1935 loans	1936 loans
District 1:												
Maine	4,351	$1,142,460	1,504	$384,465	694	$119,370	$292,355	$51,072	$28,735	25.6	13.3	24.1
New Hampshire	364	42,375	134	12,725	88	6,885	9,429	3,623	1,637	22.3	28.5	23.8
Vermont	538	45,788	180	16,165	110	10,285	14,862	3,307	4,426	32.5	20.5	43.1
Massachusetts	336	55,568	163	30,765	69	10,825	13,548	10,136	3,399	24.4	32.9	31.5
Rhode Island	1	160					160			100.0		
Connecticut	238	47,040	93	18,620	54	8,610	5,841	3,215	4,796	12.5	17.3	55.7
New York	2,714	409,505	799	110,880	420	54,095	77,849	22,420	15,310	19.0	20.2	28.4
New Jersey	619	146,598	232	41,570	144	21,135	19,515	6,849	5,192	13.3	16.5	24.6
Total	9,361	1,889,494	3,105	615,190	1,579	231,205	433,559	100,622	63,495	22.9	16.4	27.5
District 2:												
Pennsylvania	6,112	744,564	1,575	163,035	835	84,865	281,158	74,096	51,872	37.8	45.4	61.1
Delaware	504	72,927	223	28,430	148	13,845	32,029	14,585	4,205	43.9	51.3	30.4
Maryland	3,066	409,707	1,033	110,970	746	66,885	167,737	52,428	33,700	40.9	47.2	50.4
Virginia	63,735	5,861,593	9,895	741,665	7,786	525,610	1,586,024	87,958	130,595	27.1	11.9	26.6
West Virginia	9,987	798,531	543	29,095	350	17,680	385,319	9,169	8,498	48.3	31.5	48.1
Puerto Rico			2,008	453,343	3,200	486,745		118,498	479,036		26.1	84.2
Total	83,404	7,887,322	15,277	1,526,538	13,065	1,195,630	2,452,267	356,732	716,906	31.1	23.4	60.0
District 3:												
North Carolina	155,305	15,292,840	25,489	2,111,695	18,125	1,268,795	1,105,797	111,491	216,010	7.2	5.3	17.0
South Carolina	158,101	16,900,977	27,338	2,672,633	18,563	1,633,845	1,469,394	166,436	211,026	8.7	6.2	12.9
Georgia	192,969	19,545,449	28,887	2,664,155	18,871	1,554,830	1,751,904	119,394	161,231	9.0	4.5	10.4
Florida	20,922	2,306,244	2,710	318,842	1,371	147,325	986,738	150,282	129,110	42.8	47.1	87.6
Total	527,297	54,045,010	84,424	7,767,325	56,930	4,604,295	5,313,833	547,603	717,377	9.8	7.1	15.6

EMERGENCY CROP AND FEED LOANS

TABLE 56.—*Loans made, 1921–34, 1935, and 1936, and balances outstanding Dec. 31, 1936, by States*—Continued

District and State	Loans made						Balance outstanding Dec. 31, 1936					
	1921–34		1935		1936		*Amount*			*Percent of loans made*		
	Number	*Amount*	Number	*Amount*	Number	*Amount*	1921–34 loans	1935 loans	1936 loans	1921–34 loans	1935 loans	1936 loans
trict 4:												
Ohio	12,551	$1,376,160	1,621	$130,598	650	$46,505	$349,599	$24,614	$30,756	25.4	18.8	66.1
Indiana	13,917	1,571,214	883	73,045	235	14,405	418,140	11,242	7,389	26.6	15.4	51.3
Kentucky	67,578	4,401,704	3,738	192,040	3,392	148,225	1,215,008	23,070	96,150	27.6	12.0	64.9
Tennessee	80,969	6,194,151	11,102	633,577	7,618	349,545	866,346	50,964	76,968	14.0	8.0	22.0
Total	175,015	13,543,229	17,344	1,029,260	11,895	558,680	2,849,093	109,890	211,263	21.0	10.7	37.8
trict 5:												
Alabama	109,088	9,964,766	7,206	365,441	3,580	166,955	1,567,639	7,059	6,029	15.7	1.9	3.6
Mississippi	155,145	14,051,004	19,681	1,062,582	11,820	527,265	1,346,705	61,032	22,499	9.6	5.7	4.3
Louisiana	109,614	9,460,383	20,583	1,330,294	11,653	628,655	691,493	168,666	49,346	7.3	12.7	7.8
Total	373,847	33,476,153	47,470	2,758,317	27,053	1,322,875	3,605,837	236,757	77,874	10.8	6.6	5.9
trict 6:												
Illinois	5,706	665,509	3,516	340,700	1,039	92,905	161,077	70,826	48,418	24.2	20.8	52.1
Missouri	44,730	4,714,152	4,050	298,740	2,730	237,995	1,311,991	96,473	191,675	27.8	32.3	80.5
Arkansas	218,815	18,824,764	24,588	1,935,165	13,784	831,730	2,253,569	360,617	119,243	12.0	18.6	14.3
Total	269,251	24,204,425	32,154	2,574,605	17,553	1,162,630	3,726,637	527,915	359,336	15.4	20.5	30.9
trict 7:												
Michigan	19,751	1,752,467	4,639	352,715	1,341	96,440	510,869	136,779	36,909	29.2	38.8	38.3
Wisconsin	27,652	1,905,845	6,425	442,625	119	9,615	909,270	235,122	3,398	47.7	53.1	35.3
Minnesota	28,697	2,708,560	17,345	2,585,661	2,040	190,565	1,367,534	1,275,014	82,251	51.3	49.3	43.2
North Dakota	126,030	20,937,585	42,490	11,533,447	7,331	947,245	15,522,256	10,068,189	872,559	74.1	87.3	92.1
Total	202,130	27,299,457	70,899	14,914,448	10,831	1,243,865	18,329,919	11,715,104	995,117	67.1	78.5	80.0

Iowa	3,918	571,398	1,277	139,180	166	12,300	121,386	29,832	7,286	21.2	20.7	59.2
South Dakota	69,597	13,021,799	32,043	7,837,191	1,129	138,535	8,248,360	5,787,450	134,510	63.3	73.8	97.1
Nebraska	17,766	2,866,883	12,585	1,990,265	1,030	130,416	1,214,066	969,587	109,400	42.4	48.7	83.9
Wyoming	7,487	1,237,768	1,781	307,670	427	58,680	539,316	158,411	41,663	43.6	51.5	71.0
Total	98,768	17,696,848	47,686	10,274,306	2,752	339,925	10,123,148	6,944,280	292,859	57.2	67.6	86.2
District 9:												
Kansas	30,110	5,364,722	19,591	3,488,260	9,265	1,359,920	3,521,821	2,002,161	1,343,045	66.7	57.4	98.8
Oklahoma	52,136	4,366,216	7,990	924,230	4,556	522,615	1,301,431	557,563	494,894	29.8	60.3	94.6
Colorado	20,506	3,016,864	7,942	1,343,480	1,884	239,595	1,558,485	759,195	183,214	51.7	56.5	76.5
New Mexico	21,509	2,876,035	4,701	756,375	1,246	182,450	1,352,534	429,426	144,138	47.0	56.8	79.0
Total	124,261	15,623,837	40,224	6,512,345	16,950	2,304,580	7,734,271	3,748,345	2,165,291	49.5	57.6	94.0
District 10: Texas	176,788	16,440,375	48,179	6,168,658	25,149	2,893,770	4,030,881	1,926,607	1,839,056	24.5	31.2	63.5
District 11:												
Arizona	1,890	334,030	382	72,945	125	17,040	77,172	19,467	8,972	23.1	26.7	53.0
Utah	9,543	1,019,488	1,069	90,805	484	48,380	203,613	28,260	22,455	20.0	31.1	46.4
Nevada	370	57,966	53	6,296	7	600	6,726	751	26	11.6	11.9	4.8
California	1,711	280,906	829	166,550	598	68,085	24,745	33,107	33,307	8.8	19.9	37.4
Hawaii			70	14,127	36	5,970		3,754	5,647		26.6	94.3
Total	13,514	1,692,390	2,383	350,723	1,250	160,975	312,256	85,339	70,407	18.5	24.3	43.7
District 12:												
Montana	65,714	11,898,677	10,851	2,165,280	2,860	361,445	8,157,153	1,379,757	343,503	68.6	63.7	95.0
Idaho	12,917	2,003,185	2,026	288,095	783	105,685	252,099	42,999	43,495	12.6	14.9	41.2
Washington	8,661	2,020,219	1,298	308,360	594	91,095	566,320	71,012	18,379	12.5	23.0	20.2
Oregon	5,608	739,739	1,121	166,465	343	44,635	206,520	45,758	21,033	27.9	27.5	47.1
Total	92,900	16,662,020	15,296	2,928,200	4,580	602,850	9,182,092	1,539,526	426,410	55.1	52.6	70.7
Grand total	[1] 2,147,497	[1] 232,025,599	424,441	57,419,915	189,587	16,621,280	[2] 68,715,818	27,838,720	7,935,391	29.6	48.5	47.7

[1] Includes 981 loans to producers for the purchase of capital stock in agricultural credit corporations in the amount of $1,513,024, and adjustments to farmers' seed loans in the amount of $52,015 which cannot be allocated by States.

[2] Includes loans outstanding to producers for the purchase of capital stock in agricultural credit corporations in the amount of $570,010, and adjustments to farmers' seed loans in the amount of $52,015 which cannot be allocated by States.

DROUGHT RELIEF LOANS

TABLE 57.—*Loans made during 1934 and 1935 and balances outstanding, Dec. 31, 1936, by States*

District and State	Loans made 1934–35		Balance outstanding Dec. 31, 1936	
	Number	Amount	Amount	As percent of loans made
District 1: New York	399	$48,823	$12,343	25.3
District 2:				
Pennsylvania			[1] 78	60.0
West Virginia			[1] 245	83.0
Total			323	76.0
District 3: Florida	964	397,701	283,425	71.3
District 4: Indiana			[1] 52	100.0
District 5:				
Alabama			[1] 75	100.0
Louisiana	7,363	452,553	386,925	85.5
Total	7,363	452,553	387,000	85.5
District 6:				
Illinois	1,450	125,359	36,639	29.2
Missouri	20,610	2,031,368	1,163,895	57.3
Arkansas	13,408	683,402	466,382	68.2
Total	35,468	2,840,129	1,666,916	58.7
District 7:				
Michigan			[1] 1,325	79.1
Wisconsin	5,777	1,024,851	918,457	89.6
Minnesota	27,133	6,683,957	6,220,310	93.1
North Dakota	44,404	12,119,681	11,757,188	97.0
Total	77,314	19,828,489	18,897,280	95.3
District 8:				
Iowa	7,154	1,012,389	587,960	58.1
South Dakota	43,989	16,263,348	14,986,847	92.1
Nebraska	24,916	7,257,093	5,912,899	81.5
Wyoming	3,305	2,830,567	2,221,556	78.5
Total	79,364	27,363,397	23,709,262	86.6
District 9:				
Kansas	16,412	3,382,690	2,657,608	78.6
Oklahoma	12,518	1,150,297	689,224	59.9
Colorado	7,408	2,333,062	1,825,420	78.3
New Mexico	5,482	1,813,062	1,228,509	67.8
Total	41,820	8,679,111	6,400,761	73.7
District 10: Texas	42,834	6,970,224	4,917,041	70.5
District 11:				
Arizona	278	60,398	32,740	54.2
Utah	4,007	1,752,497	1,483,481	84.7
Nevada	102	119,618	81,122	67.8
California	1,251	241,049	92,708	38.5
Total	5,638	2,173,562	1,690,051	77.8
District 12:				
Montana	6,396	1,672,064	1,360,981	81.4
Idaho	1,678	1,051,717	806,306	76.7
Washington	1,175	387,954	152,044	39.2
Oregon	201	142,816	113,277	79.3
Total	9,450	3,254,551	2,432,608	74.7
Grand total	300,614	72,008,540	60,397,062	83.9

[1] Due to transfer from [illegible]

EMERGENCY CROP AND FEED LOAN OFFICES

TABLE 58.—*Statement of condition of 1921–31 farmers' seed loans, Dec. 31, 1936*

ASSETS

Loans:			
Made 1921–31 for seed and feed	$70, 835, 685		
Less repayments	50, 863, 058		
		$19, 972, 627	
For purchase of capital stock of agricultural credit corporations	1, 513, 024		
Less repayments	943, 013		
		570, 011	
		20, 542, 638	
Less reserve		20, 000, 000	
			$542, 638
Cash:			
In appropriations with the Treasurer of the United States		742, 115	
On deposit with the Treasurer of the United States		6, 903	
			749, 018
Total			1, 291, 656

LIABILITIES

Capital:			
Transferred from Department of Agriculture, May 27, 1933:			
Loans outstanding		$43, 176, 028	
Unexpended balances in appropriations		16, 606, 581	
		59, 782, 609	
Less:			
Transferred to Farm Credit Administration revolving fund	$35, 000, 000		
Transferred to Treasury surplus	2, 455, 824		
Transferred to Federal credit unions	50, 000		
Reserve for estimated losses on loans	20, 000, 000		
Cotton collateral adjustments	628, 123		
Administrative expenses	357, 006		
		58, 490, 953	
			$1, 291, 656
Total			1, 291, 656

TABLE 59.—*Statement of condition of 1932 and 1933 emergency crop and feed loans, Dec. 31, 1936*

ASSETS

Loans:			
Made in 1932	$64, 204, 503		
Less repayments	41, 141, 324		
		$23, 063, 179	
Made in 1933	57, 375, 940		
Less repayments	47, 180, 680		
		10, 195, 260	
		33, 258, 439	
Less reserve		28, 000, 000	
			$5, 258, 439
Cash:			
In appropriation with the Treasurer of the United States		29, 294, 854	
On deposit with the Treasurer of the United States		457, 294	
			29, 752, 148
Furniture and fixtures			174, 069
Total			35, 184, 656

LIABILITIES

Accounts payable			$22, 028
Unapplied receipts			85, 598
Capital:			
Funds allocated from Reconstruction Finance Corporation		$200, 000, 000	
Interest revenue:			
1932 loans	$3, 302, 225		
1933 loans	1, 968, 838		
		5, 271, 063	
		205, 271, 063	
Less:			
Transferred to Farm Credit Administration revolving fund	45, 000, 000		
Transferred to Federal intermediate credit bank revolving fund	40, 000, 000		
Allotted for capital stock of regional agricultural credit corporations	44, 500, 000		
Reserve for estimated losses on loans	28, 000, 000		
Cotton collateral adjustments	456, 729		
Administrative expenses	12, 237, 304		
		170, 194, 033	
			35, 077, 030
Total			35, 184, 656

EMERGENCY CROP AND FEED LOAN OFFICES

TABLE 60.—*Statement of condition of 1934 emergency crop and feed loans, Dec. 31, 1936*

ASSETS			
Loans:			
Made in 1934		$37,891,586	
Less repayments		22,976,843	
		14,914,743	
Less reserve		12,000,000	
			$2,914,743
Cash:			
In appropriation with the Treasurer of the United States		337,952	
On deposit with the Treasurer of the United States		333,795	
			671,747
Furniture and fixtures			49,628
Total			3,636,118
LIABILITIES			
Accounts payable			$12,911
Unapplied receipts			122,492
Capital:			
Funds appropriated under act of Feb. 23, 1934		$40,000,000	
Interest revenue		1,293,639	
		41,293,639	
Less:			
Funds transferred to Treasury surplus	$19,989,551		
Transferred to Farm Credit Administration for administrative expenses	2,375,000		
Reserve for estimated losses on loans	*12,000,000*		
Administrative expenses	3,428,373		
		37,792,924	
			3,500,715
Total			3,636,118

TABLE 61.—*Statement of condition of 1935 emergency crop and feed loans, Dec. 31, 1936*

ASSETS			
Loans:			
Made in 1935		$57,419,915	
Less repayments		29,581,195	
			$27,838,720
Cash:			
In appropriation with the Treasurer of the United States		4,043,276	
On deposit with the Treasurer of the United States		256,386	
			4,299,662
Furniture and fixtures			57,656
Total			32,196,038
LIABILITIES			
Accounts payable			$13,749
Unapplied receipts			190,926
Capital:			
Funds appropriated under act of Feb. 20, 1935		$60,000,000	
Interest revenue		1,526,314	
		61,526,314	
Less:			
Funds transferred to Treasury surplus	$25,358,189		
Transferred to Farm Credit Administration for administrative expenses	1,450,000		
Administrative expenses	2,726,762		
		29,534,951	
			31,991,363
Total			32,196,038

EMERGENCY CROP AND FEED LOAN OFFICES

TABLE 62.—*Statement of condition of 1936 emergency crop and feed loans, Dec. 31, 1936*

ASSETS

Loans:			
Made in 1936		$16,621,280	
Less repayments		8,685,889	
			$7,935,391
Cash:			
In appropriation with the Treasurer of the United States		149,049	
On deposit with the Treasurer of the United States		1,533,372	
			1,682,421
Furniture and fixtures			580
Total			9,618,392

LIABILITIES

Accounts payable			$9,466
Capital:			
Funds allotted under Executive order of Feb. 28, 1936		$37,000,000	
Interest revenue		505,044	
		37,505,044	
Less:			
Portion of allotment rescinded	$18,700,000		
Collections transferred to miscellaneous receipts	8,551,709		
Administrative expenses	644,409		
		27,896,118	
			9,608,926
Total			9,618,392

TABLE 63.—*Statement of condition of 1934–35 drought relief loans, Dec. 31, 1936*

ASSETS

Loans:			
Made in 1934–35		$72,008,540	
Less repayments		11,611,478	
			$60,397,062
Cash:			
In appropriation with the Treasurer of the United States		10,088,076	
On deposit with the Treasurer of the United States		515,659	
			10,603,735
Furniture and fixtures			23,335
Total			71,024,132

LIABILITIES

Accounts payable			$2,462
Unapplied receipts			9,361
Capital:			
Funds appropriated under act of June 19, 1934		$96,785,000	
Interest revenue (not transferred to miscellaneous receipts)		11,575	
		96,796,575	
Less:			
Funds transferred to—			
Treasury reserve	$10,000,000		
Treasury surplus	13,155,041		
Transferred to Farm Credit Administration for administrative expenses	1,100,000		
Administrative expenses	1,529,225		
		25,784,266	
			71,012,309
Total			71,024,132

REGIONAL AGRICULTURAL CREDIT CORPORATIONS

TABLE 64.—*Reduction in loans outstanding during 1936, and from May 1, 1934, to Dec. 31, 1936, and amount of loans outstanding Dec. 31, 1936, by States*

District and State	Amount of reduction		Percent reduction from May 1, 1934, to—		Loans outstanding Dec. 31, 1936
	During 1936	May 1, 1934, to Dec. 31, 1936	Dec. 31, 1935	Dec. 31, 1936	
District 1:					
Maine	$3,126	$43,354	91.5	98.6	$617
New Hampshire	2,628	23,069	81.2	91.6	2,108
Vermont	19,969	131,633	83.5	98.4	2,096
Massachusetts	35,288	157,437	70.3	90.6	16,289
Rhode Island	2,074	9,966	76.5	96.6	348
Connecticut	4,124	40,636	87.5	95.4	2,407
New York	*66,432*	*594,772*	*82.7*	*93.1*	*44,301*
New Jersey	78,008	372,782	51.3	64.9	201,931
Total	211,649	1,382,649	70.9	83.7	270,077
District 2:					
Pennsylvania	6,734	47,299	79.3	92.5	3,851
Delaware		*9,735*	*100.0*	*100.0*	
Maryland	5,220	80,120	83.8	89.7	9,211
Virginia	8,739	175,771	90.5	95.2	8,780
West Virginia	6,730	130,080	87.0	91.7	11,747
Puerto Rico	475	15,169	69.5	71.7	5,977
Total	27,898	458,174	86.4	92.1	39,566
District 3:					
North Carolina	4,689	43,931	81.8	91.6	4,018
South Carolina	1,796	30,843	72.5	77.0	9,217
Georgia	15,598	470,668	94.1	97.3	13,148
Florida	58,953	523,647	81.6	91.9	46,184
Total	*81,036*	*1,069,089*	*86.6*	*93.6*	*72,567*
District 4:					
Ohio	8,780	367,136	96.7	99.1	3,289
Indiana	7,154	309,110	97.0	99.3	2,304
Kentucky	13,708	364,801	95.4	99.1	3,195
Tennessee	11,049	457,310	97.0	99.4	2,831
Total [1]	40,691	1,498,357	96.5	99.2	11,619
District 5:					
Alabama	2,682	359,296	97.0	97.7	8,462
Mississippi	4,568	250,418	97.1	98.9	2,901
Louisiana	14,194	503,030	95.3	98.1	9,700
Total	21,444	1,112,744	96.3	98.1	21,063
District 6:					
Illinois	*5,212*	*43,030*	*77.9*	*88.6*	*5,527*
Missouri	1,736	145,813	96.5	97.7	3,461
Arkansas	13,984	154,107	86.5	95.1	7,887
Total [1]	20,932	342,950	89.5	95.3	16,875
District 7:					
Michigan	*94,168*	454,360	63.5	80.1	*112,785*
Wisconsin	533,072	3,637,402	75.0	87.9	502,239
Minnesota	2,163,390	9,790,227	66.6	85.5	1,664,048
North Dakota	1,048,771	7,730,095	36.4	48.6	8,163,540
Total [1]	4,739,401	21,612,084	52.6	67.4	10,442,612
District 8:					
Iowa	273,512	2,504,968	86.7	97.4	67,579
South Dakota	1,343,699	8,037,075	71.0	85.3	1,388,586
Nebraska	1,426,438	10,203,222	77.8	90.4	1,078,622
Wyoming	1,026,520	7,796,779	78.6	90.5	817,814
Total [1]	4,070,169	28,542,044	76.7	89.5	3,352,601

See footnote at end of table.

REGIONAL AGRICULTURAL CREDIT CORPORATIONS

TABLE 64.—*Reduction in loans outstanding during 1936, and from May 1, 1934 to Dec. 31, 1936, and amount of loans outstanding Dec. 31, 1936, by States*—Contd.

District and State	Amount of reduction		Percent reduction from May 1, 1934, to—		Loans outstanding Dec. 31, 1930
	During 1936	May 1, 1934, to Dec. 31, 1936	Dec. 31, 1935	Dec. 31, 1936	
District 9:					
Kansas	$296,151	$4,495,822	85.2	91.2	$434,285
Oklahoma	114,368	2,603,366	85.6	89.5	304,096
Colorado	916,581	7,204,476	74.7	85.6	1,209,677
New Mexico	852,478	3,921,904	58.4	74.6	1,334,017
Total [1]	2,179,578	18,225,568	74.0	84.7	3,282,075
District 10: Texas [1]	1,403,942	10,721,516	72.9	83.8	2,067,536
District 11:					
Arizona	69,948	806,950	90.8	99.4	4,956
Utah	788,705	3,054,016	60.9	82.1	666,569
Nevada	516,386	2,118,488	55.9	73.9	748,769
California	162,278	3,461,948	93.3	97.9	75,650
Total [1]	1,537,317	9,441,402	72.3	86.3	1,495,944
District 12:					
Montana	1,223,692	11,106,571	72.6	81.6	2,508,105
Idaho	1,615,600	7,524,178	68.1	86.7	1,157,942
Washington	29,927	2,457,312	97.7	98.9	26,412
Oregon	909,150	3,888,776	67.5	88.2	522,766
Total [1]	3,778,369	24,976,837	72.6	85.6	4,215,225
Grand total	18,112,426	119,383,414	70.0	82.5	25,287,760

[1] Totals by States in this district do not agree exactly with figures for the corresponding corporations because some business crossed district lines in accordance with customary marketing areas.

AGRICULTURAL MARKETING ACT REVOLVING FUND

TABLE 67a.—*Net increase during 1936 and net reduction from May 27, 1933, to Dec. 31, 1936, on outstanding loans, by commodities and purposes of loan*

Classification	1936: Advances	1936: Direct repayments	1936: Refinanced by banks for cooperatives	1936: Charge-offs	1936: Net increase or decrease	Net reduction May 27, 1933, to Dec. 31, 1936	Percent reduction May 27, 1933, to— Dec. 31, 1935	Percent reduction May 27, 1933, to— Dec. 31, 1936
Commodities:								
Beans						$234,057	48.0	48.0
Citrus fruits		$293,715			−$293,715	538,146	11.1	24.5
Coffee						49,912	100.0	100.0
Cotton	$7,572,500	1,325,000			+6,247,500	94,770,384	91.6	85.9
Dairy products	965,449	3,246,910	$20,616		−2,302,077	7,721,311	46.9	66.9
Grain	11,740,017	5,503,714	7,900		+6,228,403	[1] −4,666,093	9.3	[2] −27.9
Grapes and raisins		9,154			−9,154	4,754,106	42.0	42.1
Honey								
Livestock		161,294			−161,294	1,870,635	41.8	45.5
Miscellaneous fruits and vegetables	171,500	46,598			+124,902	256,083	52.7	35.4
Nuts		12,203			−12,203	377,897	89.8	92.8
Other deciduous fruits		64,624			−64,624	1,458,266	71.4	74.7
Potatoes		1,039			−1,039	231,367	96.3	96.7
Poultry and eggs		5,606			−5,606	270,495	64.8	66.2
Rice		87,767			−87,767	330,995	35.6	48.5
Seeds		12,048			−12,048	1,151,081	88.3	89.2
Tobacco		229,460			−229,460	2,437,356	90.6	100.0
Wool and mohair		100,410		−$210	−100,200	15,571,218	95.6	96.3
Total	20,449,466	11,099,542	28,516	−210	+9,321,618	127,356,676	75.5	70.3
Cotton stabilization						97,089,780	100.0	100.0
Grain stabilization		3,418,296			−3,418,296	120,034,349	62.0	63.8
Total		3,418,296			−3,418,296	217,124,129	75.0	76.1
Grand total	20,449,466	[3] 14,517,838	28,516	[4] −210	+5,903,322	[5] 344,480,805	75.4	73.9

Purposes:								
Effective merchandising	20,449,466	9,836,223	24,900		+10,588,343	32,506,017	56.0	42.7
Facility		1,054,040	3,616		−1,057,656	5,244,289	32.5	40.8
Commodity		209,279		−210	−209,069	89,546,370	98.0	98.2
Stabilization corporations		3,418,296			−3,418,296	217,124,129	75.0	76.1
Grand total	20,449,466	[3] 14,517,838	28,516	[4] −210	+5,903,322	[5] 344,480,805	75.4	73.9

[1] Net increase in outstanding loans during period from May 27, 1933, to Dec. 31, 1936.
[2] Percent increase in outstanding loans during period from May 27, 1933, to Dec. 31, 1936.
[3] Includes $2,791,683 in credits for property acquired.
[4] Adjustment due to recovery on loans previously charged off.
[5] Includes $61,411,151 direct repayment; $17,795,346 repayment arising from the refinancing of loans with banks for cooperatives; loan credits of $176,080,205 in connection with the donation of 45,000,000 bushels of wheat and 844,063 bales of cotton to the American National Red Cross in accordance with Public Resolution No. 33 and Public Act No. 329 of the 72d Cong.; loan credits of $115,071,413 in connection with the acquisition of cotton and/or assets relating thereto in accordance with the Agricultural Adjustment Act; loan credits of $3,554,387 for property acquired; charge-offs of $14,206,978 arising from compromises effected with the Secretary of the Treasury and charge-offs of $795,099 representing the unliquidated balances of loans to the Farmers National Grain Corporation for drought relief and for financing the National Corn Credit Corporation, which balances were canceled in accordance with the terms and conditions of those loans; minus $44,433,774.

AGRICULTURAL MARKETING ACT REVOLVING FUND

TABLE 68.—*Commitments and loans outstanding, Dec. 31, 1936, by commoditi*

Commodities	Commitments outstanding	Loans outstanding				
		Effective merchandising	Facility	Commodity	Stabilization corporation	Total
Beans		$44, 000	$50, 245	$159, 494		$253, 7
Coffee						
Cotton	$750, 000	15, 533, 320	8, 917	15, 846		15, 558, 0
Dairy products	703, 472	2, 225, 478	1, 602, 685			3, 828, 1
Fruits and vegetables:						
Citrus fruits			1, 654, 825			1, 654, 82
Grapes and raisins		2, 446, 209	2, 999, 845	1, 098, 007		6, 544, 06
Other deciduous fruits		38, 532	373, 101	82, 796		494, 42
Potatoes		7, 755	33			7, 78
Other fruits and vegetables	1, 591	427, 156	40, 138			467, 29
Grain	6, 502, 482	20, 607, 418	601, 035	197, 580	$68, 007, 480	89, 413, 51
Honey				39, 680		39, 68
Livestock		2, 237, 879				2, 237, 87
Nuts			29, 191			29, 19
Poultry and eggs		133, 148	5, 204			138, 35
Rice		117, 631	232, 615	1, 412		351, 65
Seeds		89, 161	18, 520	31, 801		139, 48
Sugar						
Tobacco						
Wool and mohair		600, 000	3, 726			603, 72
Total	7, 957, 545	44, 507, 687	7, 620, 080	1, 626, 616	68, 007, 480	121, 761, 86

TABLE 69.—*Commitments, advances, repayments, and charge-offs by periods from June 15, 1929, to Dec. 31, 1936, and loans and commitments outstanding at en of each period*

Period	Net commitments	Advances on commitments	Direct repayments	Refinanced by banks for cooperatives	Charge-offs	Loans outstanding at end of period	Commitments outstanding at end of period
1929 (June 15–Dec. 31)	$60, 755, 000	$14, 823, 235	$313, 349			$14, 509, 886	$45, 931, 765
1930	345, 302, 257	348, 551, 947	129, 306, 173			233, 755, 660	42, 682, 075
1931	494, 701, 254	516, 821, 426	314, 323, 467			436, 253, 619	20, 561, 903
1932	219, 718, 816	229, 026, 034	198, 778, 187			466, 501, 466	11, 254, 685
1933 (Jan. 1–May 26)	37, 464, 014	39, 683, 890	39, 942, 688			466, 242, 668	9, 034, 809
Total	1, 157, 941, 341	1, 148, 906, 532	682, 663, 864				
1933 (May 27–Dec. 31)	166, 712	7, 027, 141	127, 963, 659	$10, 425, 000	$789, 380	334, 091, 770	2, 174, 380
1934	10, 038, 375	9, 554, 823	182, 055, 608	1, 327, 815	13, 352, 531	146, 910, 639	2, 657, 932
1935	6, 094, 139	7, 402, 344	31, 580, 051	6, 014, 015	860, 376	115, 858, 541	1, 349, 727
1936	27, 057, 284	20, 449, 466	14, 517, 838	28, 516	−210	121, 761, 863	7, 957, 545
Total	43, 356, 510	44, 433, 774	356, 117, 156	17, 795, 346	15, 002, 077		
Grand total	1, 201, 297, 851	1, 193, 340, 306	[1] 1,038,781,020	17, 795, 346	[2] 15,002,077		

[1] Includes $197,885,144 credited on loans in connection with the donation of 85,000,000 bushels of wheat and 844,063 bales of cotton to the American National Red Cross in accordance with Public Resolutions Nos. 12 and 33 and Public Act No. 329 of the 72d Cong., $115,071,413 credited on loans in connection with the acquisition of cotton and/or assets relating thereto in accordance with sec. 3 of the Agricultural Adjustment Act, and $3,554,387 in other credits for properties acquired.

[2] Includes charge-offs of $14,206,978 resulting from compromises effected through the Secretary of the Treasury, and charge-offs of $795,099 representing the unliquidated portions of loans made to the Farmers poration.

AGRICULTURAL MARKETING ACT REVOLVING FUND

TABLE 70.—*Statement of condition, Dec. 31, 1936*

ASSETS

Loans:		
Effective merchandising	$44, 507, 687	
Facility	7, 620, 080	
Commodity	1, 626, 616	
Stabilization corporations	68, 007, 480	
Total	121, 761, 863	
Less reserve	81, 531, 000	
		$40, 230, 863
Capital stock of banks:		
Central Bank for Cooperatives		57, 000, 000
District banks for cooperatives	95, 000, 000	
Less subscription uncalled	14, 500, 000	
		80, 500, 000
Cash on deposit with the Treasurer of the United States		2, 161, 635
Accrued interest receivable		417, 290
Accounts receivable, cooperative associations		678
Sales contracts		3, 040
Assets acquired in liquidation of loans:		
Notes receivable		223, 668
Certificates of interest		5, 200
Bonds	7, 000	
Less Reserve	3, 500	
		3, 500
Accounts in closed banks	43, 410	
Less Reserve	36, 775	
		6, 635
Notes, accounts, and claims acquired under transactions authorized by the Agricultural Adjustment Act	75, 235	
Less reserve	21, 311	
		53, 924
Real estate, machinery, and equipment	236, 034	
Less reserve	106, 113	
		129, 921
Total assets		180, 736, 754

LIABILITIES

Trust items and unapplied receipts				$1, 171, 164
Unexpended balance of allocation from the national industrial recovery appropriation, sec. 220, National Industrial Recovery Act				510, 874
Capital:				
Appropriated by Congress		$500, 000, 000		
Interest revenue:				
Credits allowed borrowers	$19, 051, 681			
Less:				
Charge-off of interest included in the cost of acquired property	695, 409			
Interest charged off in settlement of loans	29, 742			
Actually collected	18, 326, 530			
Accrued (not collected)	417, 290			
		18, 743, 820		
			$518, 743, 820	
Less:				
Loans canceled in connection with donations of wheat and cotton to the American National Red Cross, Public Resolutions Nos. 12 and 33 and *Public Act No. 329, 72d Cong.*		197, 335, 144		
Determined loss on cotton sold to Secretary of Agriculture in accordance with sec. 3 of Agricultural Adjustment Act		45, 629, 900		
Loss sustained on sale or liquidation of acquired property		9		
Losses sustained on loans		15, 002, 077		
Reserve for losses on loans		81, 531, 000		
Reserve for losses on acquired property		140, 974		
			339, 689, 104	
				179, 054, 716
Total liabilities				180, 736, 754

JOINT STOCK LAND BANKS

TABLE 71.—*Reduction in gross assets, and of bonds and notes payable during 1936, by banks*

Name and location of bank	Gross assets			Bonds and notes payable		
	Dec. 31, 1935	Dec. 31, 1936	Percent reduction 1936	Dec. 31, 1935	Dec. 31, 1936	Percent reduction 1936
Atlanta, Atlanta, Ga	$3,739,956	$3,949,471	+5.6	$3,044,790	$3,161,726	+3.8
Atlantic, Raleigh, N. C	5,314,056	5,488,513	+3.3	4,571,000	3,983,500	12.9
California, San Francisco, Calif	*5,362,474*	*3,381,032*	*37.0*	*2,595,500*	*864,000*	*66.7*
Dallas, Dallas, Tex	24,558,649	21,898,011	10.8	18,937,000	16,694,000	11.8
Denver, Denver, Colo	10,313,824	7,942,120	23.0	8,394,840	5,789,178	31.0
Des Moines, Des Moines, Iowa	4,236,197	3,104,145	26.7	2,214,500	1,268,000	42.8
First Carolinas, Columbia, S. C	4,579,034	3,865,850	15.6	3,858,000	3,231,000	16.3
First, Fort Wayne, Ind	3,368,702	2,635,911	21.8	2,161,000	1,284,000	40.6
First, Montgomery, Ala	4,488,622	3,977,628	11.4	4,032,500	3,487,000	13.5
First, New Orleans, La	2,706,195	2,352,633	13.1	2,230,706	1,894,000	15.1
First Texas, Houston, Tex	5,036,241	4,576,352	9.1	4,155,284	3,816,986	8.1
First Trust, Chicago, Ill	41,131,146	37,084,534	9.8	34,160,000	30,355,000	11.1
Fletcher, Indianapolis, Ind	13,250,815	11,787,935	11.0	11,509,400	9,933,400	13.7
Fremont, Lincoln, Nebr	3,740,871	3,386,292	9.5	2,850,181	2,560,694	10.2
Greenbrier, Charleston, W. Va	660,346	417,585	36.8	396,000	208,000	47.5
Greensboro, Raleigh, N. C	2,949,445	2,931,896	.6	2,215,000	1,983,000	10.5
Illinois, Monticello, Ill	3,244,649	2,226,395	31.4	2,579,000	1,478,000	42.7
Illinois Midwest, Edwardsville, Ill	*3,020,445*	*2,688,035*	*11.0*	*2,654,000*	*2,270,492*	*14.5*
Indianapolis, Indianapolis, Ind	981,351	929,610	5.3	666,000	622,700	6.5
Iowa, Sioux City, Iowa	3,928,165	3,255,311	17.1	3,243,900	2,682,025	17.3
Kentucky, Lexington, Ky	4,167,868	3,681,933	11.7	2,370,500	1,756,000	25.9
La Fayette, La Fayette, Ind	*5,155,469*	*4,799,584*	*6.9*	*4,455,700*	*4,267,000*	*4.2*
Lincoln, Lincoln, Nebr	14,243,746	12,074,788	15.2	11,257,500	9,332,000	17.1
Louisville, Louisville, Ky	2,508,831	2,112,453	15.8	1,917,332	1,521,335	20.7
Maryland-Virginia, Baltimore, Md	1,415,060	386,593	72.7	1,006,500	34,000	96.6
Minneapolis-Trust, Minneapolis, Minn	1,365,078	1,252,252	8.3	[1] 746,900	[1] 745,900	.1
New York, Rochester, N. Y	7,948,200	7,172,353	9.8	6,302,000	5,725,000	9.2
North Carolina, Durham, N. C	8,681,414	7,848,266	9.6	7,124,500	6,326,500	11.2
Pacific Coast, Portland, Oreg	5,326,528	4,445,148	16.5	3,746,000	2,948,000	21.3
Pacific Coast, Salt Lake City, Utah	1,630,450	804,086	50.7	163,000	83,000	49.1
Pacific Coast, San Francisco, Calif	9,016,211	7,391,843	18.0	2,046,668	489,394	76.1
Pennsylvania, Philadelphia, Pa	4,193,064	3,564,363	15.0	3,624,000	3,061,000	15.5
Phoenix, Kansas City, Mo	17,001,581	16,578,373	2.5	12,075,015	12,071,817	-------
Potomac, Washington, D. C	3,455,494	3,116,758	9.8	2,859,000	2,477,500	13.3
San Antonio, San Antonio, Tex	11,422,159	9,819,354	14.0	8,761,161	7,257,000	17.2
Southwest, Little Rock, Ark	*3,216,503*	*2,889,747*	*10.2*	*2,740,573*	*2,446,829*	*10.7*
Tennessee, Memphis, Tenn	5,183,209	2,817,760	45.6	3,894,000	1,561,000	59.9
Union, Detroit, Mich	10,217,193	8,148,930	20.2	8,630,000	6,772,000	21.5
Union, Louisville, Ky	929,156	721,071	22.4	736,369	534,171	27.5
Union Trust, Indianapolis, Ind	574,647	541,109	5.8	121,000	112,500	7.0
Virginia-Carolina, Elizabeth City, N. C	3,280,311	3,169,103	3.4	2,479,060	2,409,629	2.8
Virginian, Charleston, W. Va	7,493,622	6,192,306	17.4	6,146,400	4,895,300	20.4
Total	257,037,127	237,407,432	13.7	209,671,779	174,391,576	16.8

[1] Includes $735,900 certificates of participation.

JOINT STOCK LAND BANKS

TABLE 72.—*Changes in amount of purchase money mortgages, contracts, etc., and of real estate, sheriffs' certificates, and judgments during 1936, by banks*

Name and location of bank	Purchase money mortgages, contracts, etc.			Real estate, sheriffs' certificates, and judgments		
	Dec. 31, 1935	Dec. 31, 1936	Percent change 1936	Dec. 31, 1935	Dec. 31, 1936	Percent change 1936
Atlanta, Atlanta, Ga	$644, 692	$708, 336	9. 9	$735, 860	$644, 915	−12. 4
Atlantic, Raleigh, N. C	1, 472, 500	1, 144, 705	−22. 3	273, 989	195, 295	−28. 7
California, San Francisco, Calif	1, 026, 859	1, 255, 562	22. 3	108, 573	30, 494	−71. 9
Dallas, Dallas, Tex	1, 239, 811	1, 943, 674	56. 8	4, 675, 223	4, 535, 545	−3. 0
Denver, Denver, Colo	682, 875	1, 093, 296	60. 1	2, 066, 040	2, 292, 265	10. 9
Des Moines, Des Moines, Iowa	210, 459	185, 441	−11. 9	2, 618, 014	2, 715, 185	3. 7
First Carolinas, Columbia, S. C	1, 034, 518	1, 102, 999	6. 6	1, 679, 562	1, 243, 449	−26. 0
First, Fort Wayne, Ind	488, 171	606, 476	24. 2	1, 242, 429	893, 556	−28. 1
First, Montgomery, Ala	334, 365	666, 273	99. 3	1, 628, 518	856, 300	−47. 4
First, New Orleans, La	278, 061	446, 652	60. 6	662, 871	458, 079	−30. 9
First Texas, Houston, Tex	246, 957	266, 012	7. 7	1, 236, 610	1, 531, 985	23. 9
First Trust, Chicago, Ill	583, 843	1, 185, 805	103. 1	13, 341, 348	15, 249, 448	14. 3
Fletcher, Indianapolis, Ind	216, 247	245, 305	13. 4	976, 260	937, 825	−3. 9
Fremont, Lincoln, Nebr	217, 444	318, 826	46. 6	2, 945, 629	2, 730, 247	−7. 3
Greenbrier, Charleston, W. Va	41, 505	45, 027	8. 5	67, 127	19, 548	−70. 9
Greensboro, Raleigh, N. C	425, 867	513, 982	20. 7	632, 530	235, 745	−62. 7
Illinois, Monticello, Ill	42, 302	156, 805	270. 7	899, 079	733, 173	−18. 5
Illinois Midwest, Edwardsville, Ill	84, 630	88, 604	4. 7	1, 477, 452	1, 559, 817	5. 6
Indianapolis, Indianapolis, Ind	23, 500	21, 916	−6. 7	7, 738	14, 703	90. 0
Iowa, Sioux City, Iowa	44, 396	202, 000	355. 0	2, 158, 270	1, 920, 628	−11. 0
Kentucky, Lexington, Ky	253, 409	230, 404	−9. 1	689, 449	678, 046	−1. 7
La Fayette, La Fayette, Ind	146, 974	302, 020	105. 5	1, 149, 191	1, 211, 702	5. 4
Lincoln, Lincoln, Nebr	799, 324	792, 456	−0. 9	8, 520, 315	7, 845, 169	−7. 9
Louisville, Louisville, Ky	573, 419	832, 671	45. 2	858, 720	431, 190	−49. 8
Maryland-Virginia, Baltimore, Md	122, 012	84, 168	−31. 0	108, 934	122, 804	12. 7
Minneapolis - Trust, Minneapolis, Minn	100, 036	70, 894	−29. 1	1, 084, 949	1, 059, 945	−2. 3
New York, Rochester, N. Y	816, 504	948, 120	16. 1	2, 669, 455	2, 522, 738	−5. 5
North Carolina, Durham, N. C	1, 673, 995	1, 998, 164	19. 4	2, 432, 257	1, 790, 582	−26. 4
Pacific Coast, Portland, Oreg	151, 551	225, 661	48. 9	551, 420	784, 267	42. 2
Pacific Coast, Salt Lake City, Utah	319, 770	453, 936	42. 0	466, 201	270, 674	−41. 9
Pacific Coast, San Francisco, Calif	1, 404, 739	1, 698, 378	20. 9	2, 034, 983	1, 662, 189	−18. 3
Pennsylvania, Philadelphia, Pa	237, 194	367, 692	55. 0	584, 841	439, 134	−24. 9
Phoenix, Kansas City, Mo	96, 860	208, 181	114. 9	2, 211, 147	2, 497, 842	13. 0
Potomac, Washington, D. C	348, 243	397, 712	14. 2	422, 753	277, 973	−34. 2
San Antonio, San Antonio, Tex	175, 995	354, 891	101. 6	2, 395, 540	2, 797, 943	16. 8
Southwest, Little Rock, Ark	154, 269	246, 884	60. 0	890, 609	907, 609	1. 9
Tennessee, Memphis, Tenn	874, 083	809, 223	−7. 4	221, 033	91, 317	−58. 7
Union, Detroit, Mich	899, 574	1, 200, 552	33. 5	2, 798, 931	1, 985, 233	−29. 1
Union, Louisville, Ky	187, 858	254, 105	35. 3	135, 972	43, 378	−68. 1
Union Trust, Indianapolis, Ind	96	8, 578	8, 835. 4	16, 220	8, 843	−45. 5
Virginia-Carolina, Elizabeth City, N. C	593, 556	645, 828	8. 8	515, 556	307, 570	−40. 3
Virginian, Charleston, W. Va	868, 358	1, 031, 849	18. 8	1, 282, 437	880, 148	−31. 4
Total	20, 136, 821	25, 360, 063	25. 9	71, 474, 101	67, 414, 498	−5. 7

JOINT STOCK LAND BANKS

TABLE 75.—*Classification of mortgage loans, purchase money mortgages, real estai sales contracts, and notes receivable outstanding Dec. 31, 1936, by banks*

Name and location of bank	Mortgage loans				Purchase money mort gages, sales contract and notes receivable		
	Total number outstanding	Percent of total			Total number outstanding	Percent of tota	
		Not delinquent	Delinquent	In suspense		Not delinquent	Delin quent
Atlanta, Atlanta, Ga	521	83.9	13.8	2.3	323	84.5	15.
Atlantic, Raleigh, N. C	1,464	96.4	1.8	1.8	828	89.4	10.
California, San Francisco, Calif	147	46.3	38.1	15.6	28	78.6	21.
Dallas, Dallas, Tex	2,813	77.1	12.9	10.0	489	67.9	32.
Denver, Denver, Colo	930	55.2	15.9	28.9	278	65.1	34.
Des Moines, Des Moines, Iowa	74	28.4	12.2	59.4	41	90.2	9.
First Carolinas, Columbia, S. C	458	93.6	3.1	3.3	595	88.4	11.
First, Fort Wayne, Ind	368	90.2	6.8	3.0	203	96.6	3.
First, Montgomery, Ala	590	91.0	6.8	2.2	219	94.5	5.
First, New Orleans, La	126	85.7	6.4	7.9	84	91.7	8.
First Texas, Houston, Tex	428	45.1	44.4	10.5	53	73.6	26.
First Trust, Chicago, Ill	2,880	81.6	1.4	17.0	213	82.6	17.
Fletcher, Indianapolis, Ind	2,543	84.9	7.5	7.6	59	83.1	16.
Fremont, Lincoln, Nebr	121	67.8	22.3	9.9	60	83.3	16.
Greenbrier, Charleston, W. Va	184	95.6	3.3	1.1	38	60.5	39.
Greensboro, Raleigh, N. C	765	91.5	3.4	5.1	301	90.0	10.
Illinois, Monticello, Ill	172	92.4	2.9	4.7	16	100.0	------
Illinois Midwest, Edwardsville, Ill	246	91.8	3.3	4.9	25	96.0	4.
Indianapolis, Indianapolis, Ind	173	98.8	1.2	------	4	75.0	25.
Iowa, Sioux City, Iowa	122	63.9	18.9	17.2	24	91.7	8.
Kentucky, Lexington, Ky	907	91.2	3.7	5.1	101	80.1	13.
La Fayette, La Fayette, Ind	710	68.9	19.4	11.7	63	55.6	44.
Lincoln, Lincoln, Nebr	582	70.3	13.6	16.1	173	66.5	33.
Louisville, Louisville, Ky	203	94.2	2.7	3.1	228	95.6	4.
Maryland-Virginia, Baltimore, Md	46	65.2	26.1	8.7	35	80.0	20.
Minneapolis-Trust, Minneapolis, Minn	21	28.6	19.0	52.4	53	92.5	7.
New York, Rochester, N. Y	1,071	65.0	28.6	6.4	353	62.3	37.
North Carolina, Durham, N. C	1,700	95.4	2.9	1.7	780	82.8	17.
Pacific Coast, Portland, Oreg	274	32.1	63.5	4.4	42	59.5	40.
Pacific Coast, Salt Lake City, Utah	75	36.0	16.0	48.0	125	43.2	56.
Pacific Coast, San Francisco, Calif	313	62.6	36.4	1.0	274	62.0	38.
Pennsylvania, Philadelphia, Pa	836	75.1	21.3	3.6	104	72.7	27.
Phoenix, Kansas City, Mo	1,755	77.4	7.7	14.9	69	97.1	2
Potomac, Washington, D. C	601	83.7	12.5	3.8	190	80.0	20.
San Antonio, San Antonio, Tex	1,176	70.3	7.2	22.5	120	77.5	22.
Southwest, Little Rock, Ark	370	46.5	32.7	20.8	56	92.9	7.
Tennessee, Memphis, Tenn	195	86.2	8.2	5.6	296	92.9	7.
Union, Detroit, Mich	1,781	74.7	22.8	2.5	538	76.8	23.
Union, Louisville, Ky	111	84.7	13.5	1.8	91	85.7	14.
Union Trust, Indianapolis, Ind	178	95.5	1.1	3.4	3	66.7	33.
Virginia-Carolina, Elizabeth City, N. C	772	85.6	10.1	4.3	374	72.2	27.
Virginian, Charleston, W. Va	1,490	84.3	7.1	8.6	501	85.6	14.
Total	30,380	79.5	11.3	9.2	8,549	80.6	19.

JOINT STOCK LAND BANKS

TABLE 76.—*Classification of mortgage loans outstanding, Dec. 31, 1936, by States*

District and State	Total number outstanding	Percent of total		
		Not delinquent	Delinquent	In suspense
District 1:				
Maine				
New Hampshire				
Vermont				
Massachusetts				
Rhode Island				
Connecticut				
New York	1,074	66.8	26.4	6.8
New Jersey	162	75.3	19.8	4.9
Total	1,236	67.9	25.5	6.6
District 2:				
Pennsylvania	1,079	69.2	28.2	2.6
Delaware				
Maryland	141	68.8	24.8	6.4
Virginia	833	86.8	9.5	3.7
West Virginia	751	87.1	8.8	4.1
Puerto Rico				
Total	2,804	79.2	17.3	3.5
District 3:				
North Carolina	4,437	93.5	3.9	2.6
South Carolina	529	94.0	2.0	4.0
Georgia	729	85.9	11.5	2.6
Florida				
Total	5,695	92.6	4.7	2.7
District 4:				
Ohio	2,236	81.9	11.4	6.7
Indiana	3,978	83.4	9.4	7.2
Kentucky	625	92.0	4.2	3.8
Tennessee	198	94.4	3.1	2.5
Total	7,037	84.1	9.4	6.5
District 5:				
Alabama	382	91.1	7.3	1.6
Mississippi	196	86.7	5.1	8.2
Louisiana	22	77.3	13.6	9.1
Total	600	89.2	6.8	4.0
District 6:				
Illinois	1,605	91.8	2.1	6.1
Missouri	634	67.8	16.3	15.9
Arkansas	359	62.7	22.3	15.0
Total	2,598	81.9	8.3	9.8
District 7:				
Michigan	396	84.6	13.9	1.5
Wisconsin				
Minnesota	11	81.8	9.1	9.1
North Dakota	21	28.6	19.0	52.4
Total	428	81.8	14.0	4.2
District 8:				
Iowa	1,281	56.6	4.1	39.3
South Dakota	84	69.0	20.3	10.7
Nebraska	442	76.9	18.1	5.0
Wyoming	286	62.6	17.5	19.9
Total	2,093	62.2	9.6	28.2

JOINT STOCK LAND BANKS

TABLE 76.—*Classification of mortgage loans outstanding, Dec. 31, 1936, by States*—Continued

District and State	Total number outstanding	Percent of total		
		Not delinquent	Delinquent	In suspense
District 9:				
Kansas	910	77.9	6.7	15.4
Oklahoma	419	70.4	8.8	20.8
Colorado	550	54.2	16.0	29.8
New Mexico				
Total	1,879	69.3	9.9	20.8
District 10: Texas	5,107	75.8	12.4	11.8
District 11:				
Arizona	45	28.9	64.4	6.7
Utah	12	16.7		83.3
Nevada	10	30.0	70.0	
California	336	64.8	31.3	3.9
Total	403	58.6	35.0	6.4
District 12:				
Montana	94	38.3	10.6	51.1
Idaho	63	39.7	19.0	41.3
Washington	34	32.3	55.9	11.8
Oregon	309	34.6	59.6	5.8
Total	500	35.8	45.0	19.2
Grand total	30,380	79.5	11.3	9.2

JOINT STOCK LAND BANKS

TABLE 77.—*Loans outstanding, and real estate, sheriffs' certificates, and judgments held, Dec. 31, 1936, by States* [1]

State	Loans outstanding		Real estate owned outright		Sheriffs' certificates and judgments	
	Number	Unmatured principal	Number	Carrying value	Number	Carrying value
Alabama	382	$1,583,017	52	$216,756	19	$121,044
Arizona	45	209,022	24	152,242	3	14,704
Arkansas	359	1,850,332	56	292,456	1	968
California	336	2,532,604	100	1,041,293	20	154,407
Colorado	550	2,815,097	166	635,501	78	560,567
Connecticut						
Delaware			29	143,279		
Florida						
Georgia	729	2,609,228	141	823,183		
Idaho	63	146,212	32	134,124	9	47,982
Illinois	1,605	10,990,857	465	4,346,144	192	2,127,173
Indiana	3,978	15,286,657	350	2,278,668	54	368,699
Iowa	1,281	11,497,216	976	8,940,116	216	2,713,278
Kansas	910	3,687,344	105	663,157	180	964,903
Kentucky	625	2,006,473	53	222,041	2	21,276
Louisiana	22	245,824	9	102,480	1	16,745
Maine						
Maryland	141	654,932				
Massachusetts						
Michigan	396	1,233,008	170	796,219	44	254,002
Minnesota	11	85,002	145	1,035,471	8	75,160
Mississippi	196	1,652,043	27	298,710		
Missouri	634	2,398,736	228	983,531		
Montana	94	448,479	47	51,285	10	77,183
Nebraska	442	2,596,833	477	3,773,753	252	2,276,045
Nevada	10	121,072	6	152,392	1	23,031
New Hampshire						
New Jersey	162	536,705	19	124,671		
New Mexico						
New York	1,074	8,241,928	395	2,036,073		
North Carolina	4,437	9,692,728	553	1,841,256		
North Dakota	21	106,212	[2] 147	[2] 719,201	2	13,322
Ohio	2,236	6,663,665	261	1,107,056	56	221,197
Oklahoma	419	1,415,130	144	657,519	30	111,409
Oregon	309	3,331,943	47	450,641	22	186,632
Pennsylvania	1,079	2,873,330	190	518,260	14	50,961
Rhode Island						
South Carolina	529	1,552,522	175	757,022		
South Dakota	84	565,999	143	1,300,803	10	89,203
Tennessee	198	479,490	25	127,034		
Texas	5,107	26,252,815	1,268	8,072,740	7	63,129
Utah	12	48,928	13	37,119	2	9,026
Vermont						
Virginia	833	2,229,915	102	303,691		
Washington	34	333,206	9	81,701	4	38,008
West Virginia	751	1,148,667	28	88,046		
Wisconsin						
Wyoming	286	1,552,496	36	159,239	14	109,327
Total	30,380	126,675,667	7,213	45,465,473	1,252	10,709,381

[1] Excludes banks in receivership.
[2] Includes 1 property valued at $500, which is situated in the Province of Manitoba, Canada.

JOINT STOCK LAND BANKS

TABLE 78.—*Real estate, sheriffs' certificates, and judgments acquired and disposed of during 1936, by banks*

Name and location of bank	Total acquirements of real estate and sheriffs' certificates			Total disposals of real estate and sheriffs' certificates						
	Number	Investment	Carrying value	Number		Investment	Carrying value	Consideration	Consideration as percent of	
				Whole	Part				Investment	Carrying value
Atlanta, Atlanta, Ga	9	$86,326	$86,326	33	13	$168,172	$139,699	$158,378	94.2	113.4
Atlantic, Raleigh, N. C	54	159,690	153,128	61	27	239,096	186,083	209,823	87.8	112.8
California, San Francisco, Calif	36	524,209	524,209	40		621,461	619,799	446,216	71.8	72.0
Dallas, Dallas, Tex	149	1,133,711	1,133,711	162	29	1,273,832	1,151,838	1,393,752	109.4	121.0
Denver, Denver, Colo	210	1,352,654	1,332,995	153	15	1,132,017	887,622	1,023,916	90.5	115.4
Des Moines, Des Moines, Iowa	54	583,962	565,807	44	8	479,144	426,548	413,487	86.3	96.9
First Carolinas, Columbia, S. C	25	214,173	170,970	96	78	650,286	416,772	423,673	65.2	101.7
First, Fort Wayne, Ind	41	193,658	157,283	100	5	542,555	411,090	633,133	116.7	154.0
First, Montgomery, Ala	28	129,419	106,203	111	51	897,210	648,155	715,255	79.7	110.4
First, New Orleans, La	4	70,920	70,920	12	37	276,822	231,341	281,403	101.7	121.6
First Texas, Houston, Tex	45	382,658	373,401	11	9	86,873	76,417	97,672	112.4	127.8
First Trust, Chicago, Ill	376	3,611,010	3,610,636	191	15	1,816,292	1,682,681	1,797,461	99.0	106.8
Fletcher, Indianapolis, Ind	32	170,542	170,542	27	4	211,039	184,511	209,037	99.1	113.3
Fremont, Lincoln, Nebr	21	149,374	149,374	38		385,400	329,306	308,596	80.1	93.7
Greenbrier, Charleston, W. Va	14	50,727	50,727	32	2	94,600	94,600	70,405	74.4	74.4
Greensboro, Raleigh, N. C	36	88,480	88,480	127	26	478,114	399,922	383,625	80.2	95.9
Illinois, Monticello, Ill	9	135,303	130,075	26	2	281,247	257,253	311,880	110.9	121.2
Illinois Midwest, Edwardsville, Ill	28	280,759	280,759	23	4	200,087	176,584	198,622	99.3	112.5
Indianapolis, Indianapolis, Ind	1	6,964	6,964							
Iowa, Sioux City, Iowa	20	186,447	184,347	38	2	412,214	412,214	416,627	101.1	101.1
Kentucky, Lexington, Ky	13	91,118	36,491	22	3	102,519	58,258	117,080	114.2	201.0
La Fayette, La Fayette, Ind	40	300,730	300,730	23	3	244,045	223,227	251,979	103.3	112.9
Lincoln, Lincoln, Nebr	58	543,426	543,426	118	3	1,263,862	966,064	1,043,441	82.6	108.0
Louisville, Louisville, Ky	15	92,446	82,727	82	16	519,733	413,163	460,328	88.6	111.4
Maryland-Virginia, Baltimore, Md	18	104,125	96,969	15	1	91,671	88,443	91,537	99.9	103.5
Minneapolis-Trust, Minneapolis, Minn	15	71,901	68,138	17	6	90,660	72,011	62,178	68.6	86.3
New York, Rochester, N. Y	76	349,723	349,723	94	15	486,691	426,864	440,894	90.6	103.3
North Carolina, Durham, N. C	95	308,442	308,442	195	78	949,738	767,092	944,344	99.4	123.1
Pacific Coast, Portland, Oreg	47	433,184	433,184	18	2	217,530	200,677	207,463	95.4	103.4

Pacific Coast, Salt Lake City, Utah	27	118,502	118,502	48	6	299,642	299,642	324,030	108.1	108.1
Pacific Coast, San Francisco, Calif	60	596,921	590,097	88	19	1,003,986	945,322	1,039,099	103.5	109.9
Pennsylvania, Philadelphia, Pa	50	168,527	138,413	97	5	342,234	280,265	285,213	83.3	109.6
Phoenix, Kansas City, Mo	220	1,073,468	1,020,049	134	8	827,994	745,441	682,507	82.4	91.6
Potomac, Washington, D. C	12	34,908	30,195	40	4	179,778	111,642	176,959	98.4	158.5
San Antonio, San Antonio, Tex	107	714,587	708,743	45	11	320,175	252,668	346,669	108.3	137.2
Southwest, Little Rock, Ark	36	194,176	194,176	25	11	177,172	175,095	186,643	105.3	106.6
Tennessee, Memphis, Tenn	9	66,521	64,949	28	4	196,237	183,679	190,139	96.9	103.5
Union, Detroit, Mich	88	309,979	305,327	298	54	1,143,367	1,042,418	1,012,583	88.6	97.1
Union, Louisville, Ky	5	16,773	16,773	25	6	105,857	95,668	109,093	103.1	114.0
Union Trust, Indianapolis, Ind				1		7,378	7,378	10,000	135.5	135.5
Virginia-Carolina, Elizabeth City, N. C	26	121,039	111,733	67	10	261,886	226,717	244,223	93.3	107.7
Virginian, Charleston, W. Va	87	336,902	204,661	160	25	743,366	615,180	700,839	94.3	113.9
Total	2,296	15,548,382	15,160,886	2,965	627	19,821,988	16,909,275	18,420,100	92.9	108.9

JOINT STOCK LAND BANKS

TABLE 79.—*Real estate, sheriffs' certificates, and judgments held on Dec. 31, 1936*

Name and location of bank	Real estate owned outright			Sheriffs' certificates and judgments		
	Number	Investment	Carrying value	Number	Investment	Carrying value
Atlanta, Atlanta, Ga	95	$644, 915	$548, 436			
Atlantic, Raleigh, N. C	56	195, 295	176, 083			
California, San Francisco, Calif	1	17, 316	15, 000	1	$12, 678	$12, 678
Dallas, Dallas, Tex	686	4, 493, 339	3, 398, 451	11	42, 206	42, 206
Denver, Denver, Colo	248	1, 545, 189	846, 025	102	747, 076	747, 076
Des Moines, Des Moines, Iowa	218	2, 332, 602	1, 898, 494	36	382, 583	382, 583
First Carolinas, Columbia, S. C	170	1, 243, 449	759, 400			
First, Fort Wayne, Ind	133	875, 425	653, 722	3	18, 131	18, 131
First, Montgomery, Ala	97	724, 870	491, 470	19	131, 431	121, 044
First, New Orleans, La	30	441, 335	389, 178	1	16, 745	16, 745
First Texas, Houston, Tex	169	1, 531, 985	1, 290, 220			
First Trust, Chicago, Ill	1, 098	11, 715, 111	10, 063, 507	321	3, 534, 337	3, 534, 337
Fletcher, Indianapolis, Ind	95	828, 138	711, 417	22	109, 687	109, 687
Fremont, Lincoln, Nebr	181	1, 960, 215	1, 521, 360	74	770, 032	770, 032
Greenbrier, Charleston, W. Va	6	19, 548	16, 490			
Greensboro, Raleigh, N. C	79	235, 745	196, 286			
Illinois, Monticello, Ill	45	570, 255	512, 379	11	162, 917	162, 917
Illinois Midwest, Edwardsville, Ill	138	1, 354, 794	1, 091, 480	23	205, 023	205, 023
Indianapolis, Indianapolis, Ind	3	14, 703	14, 703			
Iowa, Sioux City, Iowa	175	1, 808, 064	1, 747, 860	11	112, 565	112, 565
Kentucky, Lexington, Ky	86	649, 327	311, 256	3	28, 719	28, 719
La Fayette, La Fayette, Ind	94	978, 408	808, 943	27	233, 294	233, 294
Lincoln, Lincoln, Nebr	585	5, 718, 060	4, 166, 080	204	2, 127, 109	2, 127, 109
Louisville, Louisville, Ky	69	420, 954	318, 083	2	10, 236	10, 236
Maryland-Virginia, Baltimore, Md	19	122, 804	98, 498			
Minneapolis-Trust, Minneapolis, Minn	199	1, 046, 623	929, 347	2	13, 322	13, 322
New York, Rochester, N. Y	393	2, 522, 738	2, 098, 991			
North Carolina, Durham, N. C	393	1, 790, 582	1, 382, 394			
Pacific Coast, Portland, Oreg	55	572, 304	517, 342	25	211, 962	211, 962
Pacific Coast, Salt Lake City, Utah	45	213, 687	171, 244	12	57, 008	57, 008
Pacific Coast, San Francisco, Calif	130	1, 470, 048	1, 345, 927	24	192, 142	192, 142
Pennsylvania, Philadelphia, Pa	121	439, 134	360, 923			
Phoenix, Kansas City, Mo	240	1, 468, 971	1, 228, 063	199	1, 028, 871	1, 028, 871
Potomac, Washington, D. C	54	277, 973	171, 790			
San Antonio, San Antonio, Tex	346	2, 747, 078	2, 103, 042	5	50, 865	50, 865
Southwest, Little Rock, Ark	172	907, 609	796, 448			
Tennessee, Memphis, Tenn	8	91, 317	78, 860			
Union, Detroit, Mich	325	1, 528, 662	1, 293, 080	105	456, 571	456, 571
Union, Louisville, Ky	14	43, 378	36, 510			
Union Trust, Indianapolis, Ind	2	8, 843	7, 981			
Virginia-Carolina, Elizabeth City, N. C	91	307, 570	252, 085			
Virginian, Charleston, W. Va	149	815, 890	646, 625	9	64, 258	64, 258
Total	7, 213	56, 694, 733	45, 465, 473	1, 252	10, 719, 768	10, 709, 381

JOINT STOCK LAND BANKS

Table 80.—*Bonds issued and retired during 1936, and outstanding Dec. 31, 1936, by banks* [1]

Name and location of bank	Bonds issued during 1936	Bonds retired during 1936 [2]	Bonds outstanding [3]							Bonds outstanding held by [3]	
			4¼ percent	4½ percent	4¾ percent	5 percent	5½ percent	Other	Total	Issuing bank	Investors
Atlanta, Atlanta, Ga.	$954,000	$1,547,000				$1,341,000		[4] $954,000	$2,295,000		$2,295,000
Atlantic, Raleigh, N. C.	2,531,000	3,628,500				760,000		[5] 2,531,000	3,297,000		3,297,000
California, San Francisco, Calif.		1,100,500				652,000			652,000		652,000
Dallas, Dallas, Tex.	1,000,000	5,441,000				13,102,000		[4] 1,000,000	14,102,000		14,102,000
Denver, Denver, Colo.		1,890,000				5,361,500	$254,000		5,615,500	$347,000	5,268,500
Des Moines, Des Moines, Iowa											
First Carolinas, Columbia, S. C.		627,000				3,231,000			3,231,000		3,231,000
First, Fort Wayne, Ind.		883,000		$1,200,500		40,500			1,241,000		1,241,000
First, Montgomery, Ala.		654,500				3,488,000			3,488,000	1,000	3,487,000
First, New Orleans, La.		258,000				1,944,000			1,944,000	50,000	1,894,000
First Texas, Houston, Tex.		331,000				3,764,000			3,764,000		3,764,000
First Trust, Chicago, Ill.		3,801,000	$13,644,000	11,719,000	$3,540,000	1,444,000			30,347,000		30,347,000
Fletcher, Indianapolis, Ind.	4,200,000	5,729,000		1,073,000		793,200		[6] 7,995,000	9,861,200	468,000	9,393,200
Fremont, Lincoln, Nebr.		257,000			798,000	1,500,000	85,000		2,383,000		2,383,000
Greenbrier, Charleston, W. Va.		199,500				190,000			190,000		190,000
Greensboro, Raleigh, N. C.	1,196,000	1,597,000				549,000		[7] 1,196,000	1,745,000		1,745,000
Illinois, Monticello, Ill.		1,634,000	352,000	878,000					1,230,000		1,230,000
Illinois Midwest, Edwardsville, Ill.		609,000	150,000	254,000		1,539,000			1,943,000	130,000	1,813,000
Indianapolis, Indianapolis, Ind.		43,300		239,500		383,200			622,700		622,700
Iowa, Sioux City, Iowa		434,200	843,700	1,736,000					2,579,700		2,579,700
Kentucky, Lexington, Ky.	210,000	845,000				222,000		[4] 2,240,000	2,462,000	2,284,000	178,000
La Fayette, La Fayette, Ind.		228,000		1,619,500		2,647,500			4,267,000		4,267,000
Lincoln, Lincoln, Nebr.		1,832,000		3,538,500		5,796,500	90,500		9,425,500	443,500	8,982,000
Louisville, Louisville, Ky.		844,600				906,600			906,600		906,600
Maryland-Virginia, Baltimore, Md.	150,000	1,039,000				21,000			21,000		21,000
Minneapolis-Trust, Minneapolis, Minn.											
New York, Rochester, N. Y.		649,000				5,725,000			5,725,000		5,725,000
North Carolina, Durham, N. C.		798,000				6,326,500			6,326,500		6,326,500
Pacific Coast, Portland, Oreg.		650,000				3,315,000			3,315,000	406,000	2,909,000
Pacific Coast, Salt Lake City, Utah		51,000				83,000			83,000		83,000
Pacific Coast, San Francisco, Calif.		862,000				399,000			399,000		399,000
Pennsylvania, Philadelphia, Pa.		568,000				3,056,000			3,056,000		3,056,000
Phoenix, Kansas City, Mo.[8]		26,039		3,003,599		9,074,508			12,078,107	6,290	12,071,817
Potomac, Washington, D. C.	1,075,000	1,958,500		16,500		884,000		[4] 1,075,000	1,975,500		1,975,500
San Antonio, San Antonio, Tex.		1,710,500				6,630,500			6,630,500	63,500	6,567,000
Southwest, Little Rock, Ark.		197,200				2,156,300			2,156,300	59,000	2,097,300

See footnotes at end of table.

JOINT STOCK LAND BANKS

TABLE 80.—*Bonds issued and retired during 1936, and outstanding Dec. 31, 1936, by banks*—Continued

Name and location of bank	Bonds issued during 1936	Bonds retired during 1936	Bonds outstanding							Bonds outstanding held by	
			4¼ percent	4½ percent	4¾ percent	5 percent	5¼ percent	Other	Total	Issuing bank	Investors
Tennessee, Memphis, Tenn.		2,650,000				1,381,000			1,381,000		1,381,000
Union, Detroit, Mich.		1,843,000		709,000		6,078,000			6,787,000	15,000	6,772,000
Union, Louisville, Ky.		358,000				291,500			291,500		291,500
Union Trust, Indianapolis, Ind.		8,500		66,500		46,000			112,500		112,500
Virginia-Carolina, Elizabeth City, N. C.	1,509,000	2,464,220				439,500		[9] 1,550,000	1,989,500	500	1,989,000
Virginian, Charleston, W. Va.		1,251,100				4,895,300			4,895,300		4,895,300
Total	12,885,000	51,498,159	14,989,700	26,053,599	4,338,000	100,463,108	429,500	18,541,000	164,814,907	4,273,790	160,541,117

[1] Excludes banks in receivership.
[2] Includes bonds matured or called.
[3] Excludes bonds matured or called.
[4] 3-percent bonds.
[5] Includes $232,000 of 2-percent bonds and $2,290,000 of 3-percent bonds.
[6] Includes $800,000 of 3-percent bonds, $6,305,000 of 3¼-percent bonds, $300,000 of 3½-percent bonds, $200,000 of 3¾-percent bonds, and $390,000 of 4-percent bonds.
[7] Includes $286,000 of 2-percent bonds and $910,000 of 3-percent bonds.
[8] Includes fractional certificates issued in exchange for farm loan bonds.
[9] Includes $1,000,000 of 3-percent bonds and $550,000 of 3½-percent bonds.

JOINT STOCK LAND BANKS

TABLE 81.—*Condensed statements of condition, Dec. 31, 1936, by banks*

ASSETS

Name and location of bank	Mortgage loans (net)	Purchase money mortgages, contracts, etc. (net)	Delinquent installments (net)	Cash and securities	Real estate, sheriffs' certificates, and judgments (net)	Other (net)	Total assets
Atlanta, Atlanta, Ga	$1,774,486	$706,938	$19,434	$752,379	$548,436	$131,824	$3,933,497
Atlantic, Raleigh, N. C	3,039,919	1,143,450	8,031	1,054,528	176,083	62,614	5,484,625
California, San Francisco, Calif	1,857,387	1,193,762	42,485	46,811	17,991	64,845	3,223,281
Dallas, Dallas, Tex	14,006,355	1,943,674	172,655	1,893,084	1,603,414	410,342	20,119,524
Denver, Denver, Colo	4,812,817	1,041,663	7,312	58,990	1,593,101	148,333	7,662,216
Des Moines, Des Moines, Iowa	554,065	184,279	13,070	30,125	1,648,888	9,767	2,440,794
First Carolinas, Columbia, S. C	1,501,959	1,091,484	5,298	416,821	759,400	70,176	3,845,138
First, Fort Wayne, Ind	1,098,299	604,518	3,456	163,383	671,853	28,905	2,570,414
First, Montgomery, Ala	2,414,908	666,273	18,627	217,548	612,514	44,250	3,974,120
First, New Orleans, La	1,310,452	446,652	4,257	131,992	405,922	46,333	2,345,608
First Texas, Houston, Tex	2,401,314	266,012	99,126	437,306	1,290,220	40,008	4,583,986
First Trust, Chicago, Ill	20,075,860	1,138,031	7,827	1,589,213	13,032,679	294,234	36,137,844
Fletcher, Indianapolis, Ind	9,972,238	217,377	15,365	377,121	821,104	284,730	11,687,935
Fremont, Lincoln, Nebr	737,290	318,827	9,176	12,934	2,291,393	15,277	3,384,897
Greenbrier, Charleston, W. Va	341,195	45,027	869	7,368	16,490	6,182	417,131
Greensboro, Raleigh, N. C	1,653,017	513,982	350	516,564	169,035	86,969	2,869,917
Illinois, Monticello, Ill	1,276,111	156,805		86,071	675,296	22,008	2,216,291
Illinois Midwest, Edwardsville, Ill	1,263,443	88,604	3,633	10,395	1,296,503	23,630	2,686,208
Indianapolis, Indianapolis, Ind	532,636	21,916	336	325,862	14,703	34,157	929,610
Iowa, Sioux City, Iowa	994,850	202,000	23,475	143,328	1,860,425	19,976	3,244,054
Kentucky, Lexington, Ky	2,971,274	95,404	644	65,662	255,974	65,279	3,454,237
La Fayette, La Fayette, Ind	3,215,256	299,155	39,924	61,725	1,042,237	78,422	4,728,719
Lincoln, Lincoln, Nebr	4,331,956	768,774	53,186	464,456	6,293,189	119,531	12,031,092
Louisville, Louisville, Ky	861,239	632,671	1,474	69,035	328,319	19,085	2,111,823
Maryland-Virginia, Baltimore, Md	98,044	84,168	876	46,529	98,498	54,320	382,435
Minneapolis-Trust, Minneapolis, Minn	106,211	70,894	5,869	107,289	942,609	19,330	1,252,252
New York, Rochester, N. Y	3,471,068	848,636	18,068	542,562	1,819,393	82,613	6,732,360
North Carolina, Durham, N. C	3,738,557	1,908,164	6,761	597,858	1,282,394	120,279	7,744,013
Pacific Coast, Portland, Oreg	2,791,684	225,661	203,001	192,161	719,304	86,175	4,217,986
Pacific Coast, Salt Lake City, Utah	194,710	42,270		237,656	171,244	2,388	648,288
Pacific Coast, San Francisco, Calif	1,875,749			330,450	736,839	77,890	3,020,928
Pennsylvania, Philadelphia, Pa	2,304,935	367,692	42,660	429,040	360,923	58,202	3,563,452
Phoenix, Kansas City, Mo	6,751,355	208,181		7,032,132	2,256,934	205,911	16,454,513

JOINT STOCK LAND BANKS

Table 81.—*Condensed statements of condition, Dec. 31, 1936, by banks*—Continued

ASSETS—Continued

Name and location of bank	Mortgage loans (net)	Purchase money mortgages, contracts, etc. (net)	Delinquent installments (net)	Cash and securities	Real estate, sheriffs' certificates, and judgments (net)	Other (net)	Total assets
Potomac, Washington, D. C.	$1,854,584	$397,712	$13,844	$634,348	$171,790	$42,464	$3,114,742
San Antonio, San Antonio, Tex.	6,560,158	207,416		472,330	1,568,849	208,487	9,107,240
Southwest, Little Rock, Ark.	1,668,761	246,884	12,103	51,789	796,448	39,202	2,815,187
Tennessee, Memphis, Tenn.	1,131,335	723,541	3,142	735,001	28,860	40,895	2,662,774
Union, Detroit, Mich.	4,883,779	1,147,559	17,700	142,230	1,681,165	71,659	7,944,092
Union, Louisville, Ky.	399,108	254,105	340	19,683	36,509	11,031	720,776
Union Trust, Indianapolis, Ind.	352,829	8,578		159,376	7,981	8,598	537,362
Virginia-Carolina, Elizabeth City, N. C.	1,899,735	645,828	19,685	281,179	92,085	64,391	3,002,903
Virginian, Charleston, W. Va.	3,434,784	1,031,849	49,535	806,614	710,883	117,768	6,151,433
Total	126,516,332	22,586,416	943,584	21,740,928	50,997,937	3,338,480	226,123,677

LIABILITIES

Name and location of bank	Farm loan bonds	Notes payable	Miscellaneous liabilities	Capital stock	Surplus, reserves, and undivided profits	Total liabilities
Atlanta, Atlanta, Ga.	$2,475,000	$686,727	$197,240	$350,000	$224,530	$3,933,497
Atlantic, Raleigh, N. C.	3,983,500		882,652	907,500	−289,027	5,484,625
California, San Francisco, Calif.	734,000	130,000	51,056	916,000	1,392,225	3,223,281
Dallas, Dallas, Tex.	15,194,000	1,500,000	654,703	2,421,200	349,621	20,119,524
Denver, Denver, Colo.	5,268,500	520,678	398,938	1,184,800	289,300	7,662,216
Des Moines, Des Moines, Iowa	36,000	1,230,000	24,794	1,150,000		2,440,794
First Carolinas, Columbia, S. C.	3,231,000		134,018	785,000	−304,880	3,845,138
First, Fort Wayne, Ind.	1,284,000		228,098	400,000	658,316	2,570,414
First, Montgomery, Ala.	3,487,000		119,947	550,000	−182,827	3,974,120
First, New Orleans, La.	1,894,000		85,023	250,000	110,585	2,345,608
First Texas, Houston, Tex.	3,764,000	52,986	85,999	550,000	81,001	4,533,986

First Trust, Chicago, Ill	30,355,000		777,566	4,900,000	404,978	36,137,844
Fletcher, *Indianapolis, Ind*	9,676,400	257,000	126,095	750,000	877,540	11,687,935
Fremont, Lincoln, Nebr	2,383,000	177,694	55,336	850,000	−81,133	3,384,897
Greenbrier, Charleston, W. Va	208,000		4,601	250,000	−45,470	417,131
Greensboro, *Raleigh, N. C*	1,063,000	20,000	330,841	250,000	326,076	2,889,017
Illinois, Monticello, Ill	1,298,000	180,000	53,888	450,000	234,403	2,216,291
Illinois Midwest, Edwardsville, Ill	1,813,000	457,492	72,282	350,000	−6,566	2,686,208
Indianapolis, Indianapolis, *Ind*	622,700		17,413	250,000	39,497	929,610
Iowa, Sioux City, Iowa	2,694,700	87,325	71,969	500,000	−9,940	3,244,054
Kentucky, Lexington, Ky	181,000	1,575,000	37,032	650,000	1,011,205	3,454,237
La Fayette, La Fayette, Ind	4,267,000		64,834	300,000	94,885	4,726,719
Lincoln, Lincoln, Nebr	8,982,000	350,000	254,818	2,711,400	−267,126	12,031,092
Louisville, Louisville, Ky	921,600	599,735	110,552	500,000	−20,064	2,111,823
Maryland-Virginia, Baltimore, Md	34,000		11,569	250,000	86,866	382,435
Minneapolis-Trust, Minneapolis, Minn	[1] 745,900		164,996	450,000	−108,644	1,252,252
New York, Rochester, N. Y	5,725,000		177,193	800,000	30,167	6,732,360
North Carolina, Durham, N. C	6,326,500		328,687	700,000	388,826	7,744,013
Pacific Coast, Portland, Oreg	2,948,000		88,201	450,000	731,785	4,217,986
Pacific Coast, Salt Lake City, Utah	83,000		47,214	300,000	218,054	648,268
Pacific Coast, San Francisco, Calif	489,000	394	512,491	1,400,000	619,043	3,020,928
Pennsylvania, Philadelphia, Pa	3,061,000		104,852	418,500	−20,900	3,563,452
Phoenix, Kansas City, Mo	12,071,817		104,183	1,650,000	2,628,513	16,454,513
Potomac, Washington, D. C	2,347,500	130,000	103,617	400,000	133,625	3,114,742
San Antonio, San Antonio, Tex	6,668,500	588,500	256,653	1,226,500	367,087	9,107,240
Southwest, Little Rock, Ark	2,097,300	349,528	73,400	285,000	9,959	2,815,187
Tennessee, Memphis, Tenn	1,561,000		82,757	600,000	419,017	2,662,774
Union, Detroit, Mich	6,772,000		241,807	1,370,000	−439,715	7,944,092
Union, Louisville, Ky	291,500	242,671	24,696	250,000	−88,091	720,776
Union Trust, Indianapolis, Ind	112,500		6,350	250,000	168,512	537,362
Virginia-Carolina, Elizabeth City, N. C	2,164,000	245,629	61,299	400,000	131,975	3,002,903
Virginian, Charleston, W. Va	4,895,300		191,437	1,150,000	−85,304	6,151,433
Total	165,010,217	9,381,359	7,422,297	34,225,900	10,083,904	226,123,677

[1] Includes $735,900 certificates of participation.

JOINT STOCK LAND BANKS IN RECEIVERSHIP

TABLE 82.—*Recovery on loans refinanced by or sold to Federal land banks and other agencies during 1936, by banks*

Name and location of bank	Investment			Total amount recovered	Percent of investment recovered
	Federal land banks and Land Bank Commissioner	Other agencies	Total		
Burlington, Chicago, Ill	$30, 827	$58, 475	$89, 302	$88, 010	98. 6
Chicago, Chicago, Ill	463, 275	1, 168, 896	1, 632, 171	1, 432, 077	87. 7
Oregon-Washington, Portland, Oreg	16, 326		16, 326	16, 328	100. 0
St. Louis, St. Louis, Mo	468, 770	786, 613	1, 255, 383	1, 159, 733	92. 4
Southern Minnesota, Minneapolis, Minn	210, 429	97, 100	307, 529	259, 110	84. 3
Total	1, 189, 627	2, 111, 084	3, 300, 711	2, 955, 256	89. 5

TABLE 83.—*Condition of loans outstanding, Dec. 31, 1936* [1]

Condition of loan	Burlington		Chicago		Oregon-Washington	
	Number	Book amount	Number	Book amount	Number	Book amount
In default:						
Less than 6 months			8	$49, 109	14	$70, 654
6 months to 1 year			4	34, 013	9	122, 593
1 year or more	4	$25, 651	8	63, 884	61	564, 157
Total	4	25, 651	20	147, 006	84	757, 404
Not in default	18	50, 201	40	238, 822	53	280, 864
Total	22	75, 852	60	385, 828	137	1, 038, 268

Condition of loan	St. Louis		Southern Minnesota	
	Number	Book amount	Number	Book amount
In default:				
Less than 6 months	120	$309, 389	20	$69, 562
6 months to 1 year	32	97, 307	4	18, 439
1 year or more	61	243, 595	21	109, 998
Total	213	650, 291	45	197, 999
Not in default	1, 009	2, 704, 474	109	408, 172
Total	1, 222	3, 354, 765	154	606, 171

[1] Includes only loans not in process of foreclosure.

JOINT STOCK LAND BANKS IN RECEIVERSHIP

TABLE 84.—*Loans outstanding Dec. 31, 1936, by interest rates* [1]

Interest rate	Burlington		Chicago		Oregon-Washington	
	Number	Book amount	Number	Book amount	Number	Book amount
5¼ percent	2	$4,303	12	$142,713		
5½ percent	16	35,151	30	220,116		
6 percent	4	36,398	18	22,999	137	$1,038,268
Total	22	75,852	60	385,828	137	1,038,268

Interest rate	St. Louis		Southern Minnesota	
	Number	Book amount	Number	Book amount
5¼ percent				
5½ percent	40	$132,737	68	$269,627
6 percent	1,182	3,222,028	86	336,544
Total	1,222	3,354,765	154	606,171

[1] Includes only loans not in process of foreclosure.

TABLE 85.—*Loans, purchase money mortgages, and other specified assets held Dec. 31, 1936, by banks and by States*

Bank and State	Loans outstanding		Purchase money mortgages, real estate sales contracts, etc.		Real estate owned outright		Sheriffs' certificates and judgments	
	Number	Book amount	Number	Book amount	Number	Book amount	Number	Book amount
Burlington:								
Illinois	17	$95,950	5	$22,600	17	$137,130	4	$29,583
Iowa	15	74,290	5	10,224	48	375,371	9	101,409
Total	32	170,240	10	32,824	65	512,501	13	130,992
Chicago:								
Illinois	45	354,093	63	413,590	71	772,697	35	280,810
Iowa	85	746,432	81	340,863	301	3,134,015	44	500,017
South Dakota					1	1,600		
Total	130	1,100,525	144	754,453	373	3,908,312	79	780,827
Oregon-Washington:								
Oregon	108	853,188	36	239,436	53	384,940	4	42,090
Washington	45	323,229	10	39,826	15	101,427	3	35,792
Total	153	1,176,417	46	279,262	68	486,367	7	77,882
St. Louis:								
Arkansas	278	1,438,688	247	778,565	27	265,344	15	112,873
Illinois	657	1,183,808	271	356,733	81	264,152	58	173,509
Indiana	71	135,520	55	91,805	5	14,912	3	7,735
Missouri	285	1,008,595	254	516,466	90	588,359	9	51,260
Total	1,291	3,766,611	827	1,743,569	203	1,132,767	85	345,377
Southern Minnesota:								
California					1	230		
Iowa			1	3,750	2	8,199		
Minnesota	127	482,262	243	1,033,365	544	4,188,516	18	100,336
North Dakota					1	1		
South Dakota	29	126,843	44	80,639	657	4,863,108	16	70,886
Total	156	609,105	288	1,117,754	1,205	9,060,054	34	171,222
Grand total	1,762	6,822,898	1,315	3,927,862	1,914	15,100,001	218	1,506,300

JOINT STOCK LAND BANKS IN RECEIVERSHIP

TABLE 86.—*Statements of condition of banks in receivership, Dec. 31, 1936*

	Burlington		Chicago		Oregon-Washington		St. Louis		Southern Minnesota	
ASSETS										
Gross mortgage loans	$190,900.00		$1,342,750.00		$1,415,500.00		$4,632,300.00		$800,500.00	
Less repayments on principal	20,659.55	$170,240.45	242,224.52	$1,100,525.18	239,083.19	$1,176,416.81	865,689.23	$3,766,610.77	191,395.26	$609,104.74
United States Government securities—par value (held by Federal Reserve banks subject to the order of the Governor of the Farm Credit Administration)						155,000.00				200,000.00
Cash on hand and in banks		1,942.01		139,286.78		23,769.75		188,505.15		18,844.92
Cash on deposit with the Treasurer of the United States		2,614.40		667,413.57		101,774.28		832,629.77		1,188,102.38
Cash in United States Treasury—dividend account				134,077.35				61,738.17		83,127.75
Accounts receivable:										
Tax advances [1]			1,832.81		29,435.34		8,806.04		2,244.51	
Insurance advances [1]	12.60		14.15		1,358.73		1,817.58		128.75	
Other advances	250.00	262.60	746.76	2,593.72	938.91	31,732.98	538.64	11,162.26	9,644.40	12,017.60
Purchase money mortgages and contracts:										
Purchase money first mortgages	16,250.00		[2] 170,361.62		16,711.03		[2] 1,332,549.50		77,018.64	
Purchase money second mortgages	1,800.00		[2] 7,900.00				[2] 135,744.35		1,436.78	
Real estate sales contracts	14,670.00		544,539.98		262,550.58		275,275.00		1,031,849.75	
Real estate notes receivable	104.00	32,824.00	31,651.00	754,452.58		279,281.61		1,743,568.85	7,448.84	1,117,754.01
Real estate owned outright		512,500.91		3,908,311.53		486,367.04		1,132,766.85		9,060,054.08
Sheriffs' certificates, judgments, etc.		130,992.06		780,827.19		77,881.78		345,376.96		171,222.16
Furniture, fixtures, equipment, etc.		298.64		11,275.70		1,617.81		1,474.14		15,664.71
Other assets		1,415.00		7,353.96		7,307.49		8,858.28		1,494.10
Total assets [4]		853,090.07		7,506,117.86		2,341,129.55		8,002,691.20		12,477,386.51

LIABILITIES										
Farm loan bonds:										
4¼ percent	32,600.00									
4½ percent	236,300.00		13,195,000.00				2,363,500.00			
4¾ percent			9,938,000.00							
5 percent	398,500.00		15,803,100.00		2,038,500.00		15,771,000.00		18,845,700.00	
5½ percent			3,788,000.00						2,193,000.00	
Total	667,400.00		42,724,100.00		2,038,500.00		18,134,500.00		21,038,790.00	
Less liquidation dividend		667,400.00	[5] 29,906,870.00	12,817,230.00		2,038,500.00	[6] 7,253,800.00	10,880,700.00	[7] 6,311,610.00	14,727,090.00
Interest on farm loan bonds:										
Unpaid interest maturing *prior to date of receivership*	3,636.85		172,205.00		975.00		18,102.50		552,587.50	
Unmatured interest accrued to date of receivership	6,620.52		747,672.91		42,787.50		262,103.55			
Total	10,257.37		919,937.91		43,762.50		280,206.05		552,587.50	
Less liquidation dividend		10,257.37	[5] 617,839.54	302,098.37		43,762.50	[6] 112,082.42	168,123.63	[7] 165,776.25	386,811.25
Interest accrued from date of receivership to Dec. 31, 1936		1,597.21		6,305,650.92		67,950.00		4,101,659.37		4,419,892.50
Dividends payable				134,077.35				61,738.17		83,127.75
Trust accounts		2,391.51		94,267.09		11,990.15		160,049.89		12,326.46
Other liabilities		22,375.13		3,169.01				1,368.17		149,886.01
Total liabilities		704,021.22		19,656,492.74		2,162,202.65		15,373,639.23		19,779,133.97

[1] Tax and insurance advances include only amounts paid on farms covered by mortgage loans not in process of foreclosure, purchase money mortgages, and real estate sales contracts. Such advances, made during the receivership in connection with any *loan that is subsequently* transferred to foreclosure, are charged to expense when such transfer is made. Advances made prior to the date of receivership in connection with loans now in foreclosure are included with "Other assets." Advances made prior to the date of receivership in connection with loans which have since become real estate or sheriffs' certificates, judgments, etc., are included in the book amounts of these items. All other advances on loans in foreclosure and on real estate owned are charged to expense.

[2] Purchase money first and second mortgages totaling $178,261.62 includes $84,317.22 which is in process of foreclosure.

[3] Purchase money first and second mortgages totaling $1,468,293.85 includes $34,706.32 which is in process of foreclosure.

[4] The figures for assets shown in the foregoing statement represent book amounts only and do not reflect the receiver's valuation on such assets.

[5] 30-percent dividend declared payable *as of Sept. 29, 1934; 10 percent, as of* Feb. 9, 1935; 10 percent, as of June 17, 1935; 10 percent, as of Sept. 11, 1935; 5 percent, as of Feb. 21, 1936; and 5 percent, as of *July 30, 1936.*

[6] 20-percent dividend declared payable as of May 15, 1935; 10 percent, as of Jan. 25, 1936; and 10 percent, *as of Nov. 28, 1936.*

[7] 20-percent dividend declared payable as of Jan. 31, 1935; and 10 percent, as of Sept. 30, 1935.

FARMERS' MARKETING AND PURCHASING ASSOCIATION

TABLE 87.—*Number of associations,[1] estimated membership and business for th 1935–36 marketing season, by districts [2]*

District	Associations listed [3]		Estimated membership [4]		Estimated business	
	Number	Percent	Number	Percent	$1,000	Percent
Springfield	504	4.8	268,530	7.3	226,880	12.
Baltimore	325	3.1	131,000	3.6	74,910	4.
Columbia	227	2.2	85,590	2.3	39,220	2.
Louisville	682	6.5	536,290	14.7	169,900	9.
New Orleans	179	1.7	144,440	4.0	56,380	3.
St. Louis	1,193	11.3	532,040	14.5	244,950	13.
St. Paul	3,331	31.7	820,980	22.4	336,630	18.
Omaha	1,839	17.5	536,740	14.7	206,070	11.
Wichita	775	7.4	208,630	5.7	97,410	5.
Houston	325	3.1	107,310	2.9	50,360	2.
Berkeley	504	4.8	106,890	2.9	217,250	11.
Spokane	616	5.9	181,560	5.0	120,040	6.
Total	*10,500*	*100.0*	*3,660,000*	*100.0*	*1,840,000*	*100.*

[1] Includes active associations for which there is definite information in the records of the Cooperativ Division.
[2] Estimated membership and estimated business for each association is credited to the district in whicl the association has its headquarters.
[3] Includes independent local associations, federations, large-scale centralized associations, sales agencies and independent service-rendering associations, but does not include subsidiaries, nor associations onl renting property.
[4] Includes members, contract members, shareholders, shippers, consignors, and patrons.

TABLE 88.—*Number of associations,[1] estimated membership and business for 1935–36 marketing season in 13 States having associations transacting the largest volum of business [2]*

State	Associations listed [3]		Estimated membership [4]		Estimated business	
	Number	Percent	Number	Percent	$1,000	Percent
California	448	4.3	79,830	2.2	196,430	10.7
Illinois	706	6.7	334,540	9.2	162,100	8.8
Minnesota	1,401	13.3	380,600	10.4	149,050	8.1
New York	272	2.6	128,540	3.5	142,280	7.7
Iowa	954	9.1	289,130	7.9	117,640	6.4
Wisconsin	1,086	10.3	217,050	5.9	94,150	5.1
Ohio	322	3.1	205,840	5.6	84,550	4.6
Missouri	435	4.2	191,500	5.2	80,530	4.4
Michigan	302	2.9	128,000	3.5	63,970	3.5
Nebraska	532	5.1	160,320	4.4	60,900	3.3
Washington	214	2.0	77,900	2.1	57,930	3.2
Indiana	254	2.4	195,190	5.4	57,450	3.1
Texas	325	3.1	107,310	2.9	50,360	2.7
All others	3,249	30.9	1,164,250	31.8	522,660	28.4
Total	10,500	100.0	3,660,000	100.0	1,840,000	100.0

[1] Includes active associations for which there is definite information in the records of the Cooperative Division.
[2] Estimated membership and estimated business for each association is credited to the State in which the association has its headquarters.
[3] Includes independent local associations, federations, large-scale centralized associations, sales agencies, and independent service-rendering associations, but not including subsidiaries nor associations only renting property.
[4] Includes members, contract members, shareholders, shippers, consignors, and patrons.

ARMERS' MARKETING AND PURCHASING ASSOCIATIONS

ABLE 89.—*Number of associations,[1] estimated membership and business for 1935–36 marketing season, by commodity groups*

Classification	Associations listed [2]		Estimated membership [3]		Estimated business [4]	
	Number	Percent	Number	Percent	$1,000	Percent
arketing:						
Dairy	2,270	21.6	720,000	19.7	520,000	28.3
Grain (also dry beans, rice)	3,010	28.7	610,000	16.7	360,000	19.6
Livestock	*1,040*	9.9	*600,000*	16.4	*250,000*	13.6
Fruits and vegetables	1,063	10.1	166,000	4.5	212,000	11.5
Cotton and products	311	3.0	300,000	8.2	110,000	6.0
Poultry and products	154	1.5	93,000	2.5	69,000	3.7
Nuts	52	.5	16,000	.4	13,100	.7
Tobacco	14	.1	60,000	1.6	11,500	.6
Wool and mohair	114	1.1	51,400	1.4	11,000	.6
Miscellaneous [5]	360	3.4	93,600	2.6	29,400	1.6
Total marketing	8,388	79.9	2,710,000	74.0	1,586,000	86.2
rchasing	2,112	20.1	950,000	26.0	254,000	13.8
Total marketing and purchasing	10,500	100.0	3,660,000	100.0	1,840,000	100.0

[1] Includes active associations for which there is definite information in the records of the Cooperative vision.

Includes independent local associations, federations, large-scale centralized associations, sales agencies, d independent service-rendering associations, but not including subsidiaries, nor associations only renting)perty.

Includes members, contract members, shareholders, shippers, consignors, and patrons.

Some associations engaged primarily in marketing also engage in purchasing and some associations gaged primarily in purchasing engage in marketing. The purchasing business handled by the marketing ociations amounted to $68,000,000, and the marketing business done by the purchasing associations ounted to $7,000,000. The final figures after making proper adjustments are marketing, $1,525,000,000; rchasing, $315,000,000; total, $1,840,000,000.

Includes cooperative service organizations serving marketing and purchasing associations, such as operative auditing, management, and trucking associations.

FEDERAL CREDIT UNIONS

ABLE 90.—*Number of Federal credit unions chartered by periods, and by States*

State	Oct. 1, through Dec. 31, 1934	*1935*	*1936*	*Total*	*State*	Oct. 1, through Dec. 31, 1934	*1935*	*1936*	*Total*
abama			6	6	Nebraska	6	5	7	18
izona	1	3	2	6	Nevada			3	3
kansas	1	2	8	11	New Hampshire			1	1
lifornia	1	46	85	132	New Jersey	2	27	51	80
lorado		1	8	9	New Mexico		2	6	8
nnecticut	18	33	47	98	New York	6	104	111	221
laware		1	4	5	*North Carolina*		4	21	25
strict of Columbia		45	18	63	North Dakota	4	10	12	26
orida	1	47	30	78	Ohio		39	64	103
orgia		12	9	21	Oklahoma		6	9	15
waii			19	19	Oregon		6	12	18
aho		9	8	17	Pennsylvania	7	142	89	238
nois		13	16	29	Rhode Island	1	2	7	10
diana		33	39	72	South Carolina	1	6	9	16
wa		1	2	3	*South Dakota*	4	9	1	14
nsas	1	2	6	9	Tennessee		15	21	36
ntucky		2	2	4	Texas	2	62	59	123
uisiana	7	18	16	41	Utah		15	5	20
aine	1	9	8	18	Vermont	1		3	4
aryland		3	8	11	Virginia	9	15	17	41
assachusetts	2	27	19	48	Washington		1	21	22
ichigan		6	36	42	West Virginia		20	7	27
innesota		2	3	5	Wisconsin			1	1
ississippi	1	6	2	9	Wyoming		8	6	14
issouri	1	5	6	12					
ontana		4	6	10	Total	78	828	956	1,862

FEDERAL CREDIT UNIONS

TABLE 91.—*Number of Federal credit unions chartered, number of members, share balance, total loans made, and loans outstanding, Sept. 30, 1936, by States*

State	Number chartered	Federal credit unions reporting				
		Number	Number of members	Share balance	Total loans made	Loans outstanding
Alabama	5	4	370	$4, 201	$4, 619	$3, 791
Arizona	4	3	219	9. 809	18, 063	8, 716
Arkansas	10	7	463	6, 931	17, 255	5, 774
California	128	102	16, 693	399, 736	681, 424	345, 029
Colorado	8	7	529	7, 598	9, 141	5, 998
Connecticut	83	75	13, 504	314, 768	662, 144	293, 183
Delaware	2	2	126	1, 627	2, 027	1, 201
District of Columbia	59	53	16, 600	556, 450	1, 232, 838	507, 048
Florida	77	69	0, 320	262, 946	630, 790	243, 991
Georgia	18	16	4, 938	124, 172	283, 074	114, 590
Hawaii	1	1	10	37	----------	----------
Idaho	17	17	972	17, 670	30, 820	15, 368
Illinois	27	22	4, 671	118, 122	201, 459	104, 425
Indiana	66	60	11, 299	268, 350	520, 671	223, 520
Iowa	3	2	225	1, 977	2, 322	1, 878
Kansas	8	6	840	18, 893	54, 972	13, 573
Kentucky	4	3	294	4, 615	8, 459	4, 332
Louisiana	36	30	6, 792	207, 475	531, 832	194, 324
Maine	17	16	1, 885	35, 695	57, 967	28, 448
Maryland	10	9	1, 659	23, 964	36, 794	19, 047
Massachusetts	45	43	5, 414	112, 224	197, 802	93, 935
Michigan	35	30	3, 680	91, 597	142, 626	69, 171
Minnesota	2	2	576	14, 539	28, 455	11, 663
Mississippi	7	7	806	24, 628	60, 496	20, 215
Missouri	8	6	1, 493	35, 155	81, 124	30, 706
Montana	8	7	401	5, 168	6, 134	3, 469
Nebraska	17	16	2, 624	84, 051	177, 132	68, 154
Nevada	2	2	88	1, 006	1, 080	732
New Hampshire	1	1	11	51	----------	----------
New Jersey	71	61	12, 891	420, 152	759, 174	363, 214
New Mexico	7	6	485	11, 621	21, 247	10, 183
New York	201	179	28, 487	913, 660	1, 614, 895	708, 007
North Carolina	16	11	1, 105	23, 560	45, 283	19, 788
North Dakota	24	22	1, 809	44, 521	127, 826	40, 432
Ohio	94	76	14, 660	281, 318	519, 287	249, 726
Oklahoma	14	14	1, 380	37, 898	67, 468	30, 131
Oregon	17	14	1, 455	26, 460	42, 512	24, 481
Pennsylvania	228	204	47, 748	1, 051, 863	2, 071, 863	884, 216
Rhode Island	9	8	1, 214	20, 675	27, 372	15, 800
South Carolina	12	9	1, 234	37, 359	111, 227	29, 816
South Dakota	14	14	1, 789	46, 516	119, 081	39, 801
Tennessee	33	30	4, 004	59, 696	129, 405	49, 450
Texas	112	99	17, 142	516, 619	1, 223, 640	437, 190
Utah	19	18	1, 999	32, 492	65, 028	29, 854
Vermont	3	3	128	1, 551	3, 439	1, 047
Virginia	39	29	3, 717	78, 574	209, 397	69, 682
Washington	14	11	1, 465	28, 789	31, 448	23, 084
West Virginia	26	22	2, 317	48, 466	92, 576	40, 522
Wisconsin	1	1	17	73	25	8
Wyoming	12	8	628	13, 409	29, 167	12, 679
Total	1, 674	1, 457	252, 176	6, 448, 817	12, 992, 880	5, 511, 398

FEDERAL CREDIT UNIONS

TABLE 92.—*Number of Federal credit unions chartered, number of members, share balance, total loans made and loans outstanding, Sept. 30, 1936, by type of membership*

Type of membership	Number chartered	Federal credit unions reporting				
		Number	Number of members	Share balance	Total loans made	Loans outstanding
Cooperatives	29	25	1,673	$30,449	$30,127	$10,129
Fraternal and professional	53	45	4,794	321,987	449,675	192,412
Religious	28	25	2,059	45,890	78,891	35,437
Labor unions	11	6	426	5,359	6,991	4,294
Amusements	6	5	1,114	45,353	92,972	37,129
Automotive products	18	12	2,084	38,100	65,074	33,022
Banking and insurance	27	25	3,461	64,092	125,090	56,323
Beverages	4	4	440	10,695	24,452	8,131
Chemicals and explosives	20	19	5,400	130,447	275,001	107,965
Construction and materials	26	20	3,280	54,998	97,859	45,754
Colleges	10	9	504	11,659	26,677	10,603
Schools (other)	102	91	8,018	217,193	401,136	244,695
Electric products	51	45	13,247	379,612	555,818	284,512
Bakery, grocery, and produce	29	28	4,114	125,781	255,307	103,892
Dairy products	32	28	3,763	128,511	322,384	110,276
Meat packing	35	30	4,044	104,299	273,654	86,560
Food products (other)	13	9	1,324	25,491	54,187	24,886
Furniture	5	4	566	9,988	13,962	6,881
Glass	12	10	1,831	18,300	30,953	16,523
Federal employees	204	190	33,593	1,046,418	2,432,905	938,278
Local government employees	70	63	10,160	294,388	593,959	291,195
State employees	36	33	4,741	110,660	208,494	96,908
Hardware	9	8	1,949	44,312	67,962	38,682
Hotels and restaurants	29	24	2,891	41,811	127,271	33,444
Laundries and cleaners	11	9	898	22,383	36,360	15,796
Leather	10	9	1,360	34,560	68,979	31,793
Machine (heavy) manufacturers	33	27	7,826	242,741	496,048	175,627
Aluminum	16	13	2,505	42,150	89,982	37,941
Iron and steel	57	48	13,710	314,411	474,123	245,451
Metals (other)	14	14	3,855	58,961	83,110	51,417
Paper	16	12	1,620	28,682	65,120	25,013
Petroleum	160	148	30,089	731,086	1,491,674	672,415
Newspapers	39	28	3,256	109,504	278,993	95,315
Printing and publishing (other than newspapers).	25	18	1,950	40,659	89,297	33,564
Heat, light, and power	60	59	11,973	293,328	600,021	278,144
Telegraph	13	10	1,303	28,290	62,933	24,604
Telephone	24	22	5,500	138,174	283,682	130,018
Rubber	11	10	2,301	32,184	53,214	28,120
Stores	122	105	23,753	507,378	1,015,069	410,813
Textiles	25	23	5,190	71,995	153,876	62,300
Tobacco products	1	1	395	4,785	11,394	4,906
Aviation	11	8	2,923	76,068	175,990	73,066
Bus and truck	13	10	1,574	29,656	53,804	23,330
Railroads	67	60	7,730	138,410	259,288	128,760
Transportation (other)	6	4	486	7,086	11,260	6,279
Miscellaneous occupational	34	23	3,544	89,030	197,289	74,508
Rural community	35	28	1,840	69,497	221,572	25,662
Urban community	12	10	1,053	31,997	99,001	29,465
Total	1,674	1,457	252,176	6,448,817	12,992,880	5,511,398

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